SAN FRANCISCO PUBLIC LIBRARY
3 1223 06447 2062

5/S

San Francisco Public Library

Government Information Center
San Francisco Public Library
100 Larkin Street, 5th Floor
San Francisco, CA 94102

REFERENCE BOOK

Not to be taken from the Library

Digitized by the Internet Archive
in 2015

https://archive.org/details/minutescitycount2004sanf

San Francisco Assessment Appeals Board

Journal of Proceedings
(Combined Agendas and Minutes)

October - December
2003

3 1223 06447 2062

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing
Room 406, City Hall
October 01, 2003 To October 01, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-0231
APPLICANT: HARRISON 160, LLC
PARCEL NO.: 3745 008
PARCEL ADDRESS: 0160 0000 HARRISON ST,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT: $94,440,000.00 APPLICANT'S OPINION: $38,360,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

DOCUMENTS DEPT.
SEP 25 2003
SAN FRANCISCO PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0358
APPLICANT: HARRISON 160, LLC
PARCEL NO.: 3745 008
PARCEL ADDRESS: 0160 0000 HARRISON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $96,328,800.00 APPLICANT'S OPINION: $24,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

~~AMENDED~~ SEP 23 2003 Assessment Appeals Board
DATE POSTED SEP 23 2003 Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing

Room 406, City Hall

October 01, 2003 To October 01, 2003

1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1206
APPLICANT: ROBERT DOLLAR BUILDING ASSOCIATES
PARCEL NO.: 0261 015
PARCEL ADDRESS: 0311 0000 CALIFORNIA ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $27,093,256.00 APPLICANT'S OPINION: $12,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1241
APPLICANT: LG ASSOCIATES, LLC
PARCEL NO.: 0165 007
PARCEL ADDRESS: 0394 0000 PACIFIC AVE,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $11,998,000.00 APPLICANT'S OPINION: $8,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR
STATUS: WITHDRAWN

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1242
APPLICANT: LG ASSOCIATES, LLC
PARCEL NO.: 0165 007
PARCEL ADDRESS: 0394 0000 PACIFIC AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $12,482,719.00 APPLICANT'S OPINION: $8,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1404
APPLICANT: COMDISCO, INC.
PARCEL NO.: 2002201541
PARCEL ADDRESS: 00000000 00000000 VARIOUS LOCATIONS , 0000
TOPIC:
CURRENT ASSESSMENT: $39,566,023.00 APPLICANT'S OPINION: $28,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

77
1
12/03

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing
Room 406, City Hall
October 02, 2003 To October 02, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT
SEP 25 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-1109
APPLICANT: BAKER HAMILTON PROPERTIES, LLC
PARCEL NO.: 3799 009
PARCEL ADDRESS: 0650 0000 KING ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $7,779,529.00 APPLICANT'S OPINION: $2,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1910
APPLICANT: 290 SUTTER LIMITED PARTNERS
PARCEL NO.: 0287 014
PARCEL ADDRESS: 0290 0000 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $14,097,420.00 APPLICANT'S OPINION: $1,400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
SEP 23 2003
Assessment Appeals Board

~~AMENDED~~
SEP 23 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-2254
APPLICANT: 350 LINDEN, INC.
PARCEL NO.: 0817 027
PARCEL ADDRESS: 0350V 0000 LINDEN ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $375,000.00 APPLICANT'S OPINION: $196,713.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-2255
APPLICANT: 350 LINDEN, INC.
PARCEL NO.: 0817 027
PARCEL ADDRESS: 0350V 0000 LINDEN ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $382,500.00 APPLICANT'S OPINION: $200,647.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-2256
APPLICANT: 350 LINDEN, INC.
PARCEL NO.: 0817 027
PARCEL ADDRESS: 0350V 0000 LINDEN ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $390,150.00 APPLICANT'S OPINION: $204,660.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Thursday, October 2, 2003 at 1:40 p.m.

DOCUMENTS DEPT.
OCT 14 2003
SAN FRANCISCO PUBLIC LIBRARY

Present: Peter Fatooh and Diane Robinson

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1910	290 Sutter Limited Partners	Stipulation Approved
2002-2254	350 Linden, Inc.	Withdrawn
2002-2255	350 Linden, Inc.	Withdrawn
2002-2256	350 Linden, Inc.	Withdrawn

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1109	Baker Hamilton Properties, LLC	Postponed

There being no further business, the Board, at the hour of 2:10 p.m., recessed to reconvene Monday, October 6, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on October 6, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

F
77
1
9/2/03

Assessment Appeals Board 2 Hearing
Room 406, City Hall
October 02, 2003 To October 02, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2000-0727
APPLICANT: BANANA REPUBLIC
PARCEL NO.: 110888-002
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: ($8,219,579.00) APPLICANT'S OPINION: ($16,000,000.00)
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

DOCUMENTS DEP
SEP 25 2003
SAN FRANCISCO
PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0650
APPLICANT: GENERAL ELECTRIC CORP. DBA NBC INTERNET, INC
PARCEL NO.: 2002208557
PARCEL ADDRESS: 00000225 00000000 BUSH ST, 2100
TOPIC:
CURRENT ASSESSMENT: $17,698,954.00 APPLICANT'S OPINION: $1,001,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DATE POSTED
SEP 23 2003
Assessment Appeals Board
~~AMENDED~~
SEP 23 2003
Assessment Appeals Board

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

F
177
1
0/2/03

Assessment Appeals Board 2 Hearing
Room 406, City Hall
October 02, 2003 To October 02, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2000-0727
APPLICANT: BANANA REPUBLIC
PARCEL NO.: 110888-002
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: ($8,219,579.00) APPLICANT'S OPINION: ($16,000,000.00)
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

DOCUMENTS DEP
SEP 25 2003
SAN FRANCISCO
PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0650
APPLICANT: GENERAL ELECTRIC CORP. DBA NBC INTERNET, INC
PARCEL NO.: 2002208557
PARCEL ADDRESS: 00000225 00000000 BUSH ST, 2100
TOPIC:
CURRENT ASSESSMENT: $17,698,954.00 APPLICANT'S OPINION: $1,001,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DATE POSTED
SEP 23 2003
Assessment Appeals Board
~~AMENDED~~
SEP 23 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0937
APPLICANT: BANK OF AMERICA
PARCEL NO.: 1426 018
PARCEL ADDRESS: 0600 0000 CLEMENT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,880,295.00 APPLICANT'S OPINION: $1,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1024
APPLICANT: VRIHEAS, NICHOLAS
PARCEL NO.: 3206 003
PARCEL ADDRESS: 4610 0000 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,627,010.00 APPLICANT'S OPINION: $2,625,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1457
APPLICANT: WHITE CAP INDUSTRIES, INC.
PARCEL NO.: 2002202088
PARCEL ADDRESS: 00001225 00000000 06TH ST, 0000
TOPIC:
CURRENT ASSESSMENT: $639,879.00 APPLICANT'S OPINION: $594,175.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1655
APPLICANT: WALGREEN'S
PARCEL NO.: 4212 019
PARCEL ADDRESS: 1189 0000 POTRERO AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,630,451.00 APPLICANT'S OPINION: $2,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1993
APPLICANT: WONG, YU SHUN
PARCEL NO.: 5590A009
PARCEL ADDRESS: 0925 0000 TOLAND ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,820,692.00 APPLICANT'S OPINION: $1,400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2217
APPLICANT: VRIHEAS, NICHOLAS
PARCEL NO.: 3206 029
PARCEL ADDRESS: 4610 0000 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $260,100.00 APPLICANT'S OPINION: $1,975,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-2218
APPLICANT: VRIHEAS, NICHOLAS
PARCEL NO.: 3206 030
PARCEL ADDRESS: 4610 0000 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $525,402.00 APPLICANT'S OPINION: $395,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, October 2, 2003 at 9:33 a.m.

Present: Lawrence Lee, Andrienne Lacau and Mervin Conlan

Quorum present

Chairperson: Lawrence Lee, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0937	Bank of America	A.V.Lowered (Assessor)
2002-1993	Yu shun Wong	Postponed

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2000-0727	Banana Republic	Withdrawn
2002-0650	General Electric corp.	Postponed
2002-1024	Nicholas Vriheas	Withdrawn
2002-1457	White Cap Industries Inc.	Withdrawn
2002-1655	Walgreen's	Withdrawn
2002-2217	Nicholas Vriheas	Withdrawn
2002-2218	Nicholas Vriheas	Withdrawn

There being no further business, the Board, at the hour of 10:10 a.m., recessed to reconvene Thursday, October 9, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Friday, October 3, 2003

DOCUMENTS DEPT
OCT 14 2003
SAN FRANCISCO
PUBLIC LIBRARY

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 2 Hearing
Room 406, City Hall
October 03, 2003
9:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 1997-2117
APPLICANT: MARTIN, CANDYCE
PARCEL NO.: 1301 001
PARCEL ADDRESS: 0004 25TH AVE,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $2,355,000.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

DOCUMENTS DEPT
OCT - 1 2003
SAN FRANCISCO PUBLIC LIBRARY

3) **CLOSED SESSION** - to deliberate the valuation regarding the following applications (pursuant to Revenue and Taxation Code Section 1605.4):

A. APPLICATION 2002-2055
APPLICANT: COUSINS/MYERS SECOND STREET PARTNERS, LLC
PARCEL NO.: 2002900379
PARCEL ADDRESS: 101 SECOND STREET, #300
TOPIC:
CURRENT ASSESSMENT: $1,366,811.00 APPLICANT'S OPINION: $ 204,5.3400
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

DATE POSTED
SEP 25 2003
Assessment Appeals Board

B. APPLICATION 2002-2056
APPLICANT: COUSINS/MYERS SECOND STREET PARTNERS, LLC
PARCEL NO.: 2002900378
PARCEL ADDRESS: 101 SECOND STREET, #300
TOPIC:
CURRENT ASSESSMENT: $1,304,755.00 APPLICANT'S OPINION: $ 228,850.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

C. APPLICATION 2002-2057
APPLICANT: COUSINS/MYERS SECOND STREET PARTNERS, LLC
PARCEL NO.: 2002990222
PARCEL ADDRESS: 101 SECOND STREET, #300
TOPIC:
CURRENT ASSESSMENT: $1,209,872.00 APPLICANT'S OPINION: $ 184,085.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the closed session meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Friday, October 3, 2003 at 9:35 a.m.

Present: John McGary, Lawrence Lee, and Adriean Lacau

Quorum present

Chairperson: Lawrence Lee, Presiding

DOCUMENTS DEPT.
OCT 23 2003
SAN FRANCISCO
PUBLIC LIBRARY

The Board opened its meeting at 9:35 a.m. in open session for public comment. There was no public comment given, so at the hour of 9:37, the Board went into closed session to deliberate the valuation of the below listed applications affecting the Assessment Roll.

At the hour of 11:00 a.m. the Board reconvened in open session and took action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2002-2055	Cousins/Myers Second St, Partners	A.V.Lowered (Board)
2002-2056	Cousins/Myers Second St, Partners	A.V.Lowered (Board)
2002-2057	Cousins/Myers Second St, Partners	A.V.Lowered (Board)

There being no further business, the Board, at the hour of 11:15 a.m., recessed to reconvene Thursday, October 9, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Monday, October 20, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

DOCUMENTS DEPT
OCT - 6 2003
SAN FRANCISCO PUBLIC LIBRARY

NOTICE OF SPECIAL MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 1 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

MONDAY, OCTOBER 6, 2003
9:30 A.M.

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public Comment

2) Discussion and possible action regarding the Board's review and consideration of applicant's request to seal certain documents that were submitted as part of the Stipulation Agreement approved by the Board for the below application:

A. **Application 2001-0020**
Applicant: Equity Office Properties Trust
Parcel: Block 0289, Lot 005
Property Address: 120 Montgomery Street
Previous Assessment: $93,000,000 Stipulated Assessment: $85,500,000
Real Property, 1998 Supplemental Roll Year

DATE POSTED
SEP 30 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall; by mail to Clerk of the Board of Supervisors, #1 Dr. Carlton B. Goodlett Place, Room 244, by phone at 415.554.7724, by fax at 415.554.5163, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a free copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

LOBBYIST REGISTRATION AND REPORTING REQUIREMENTS - Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317;Web site www.sfgov.org/ethics.

ACCESSIBILITY – The hearing room is wheelchair accessible.

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

Agenda

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 1 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

MONDAY, OCTOBER 6, 2003
1:30 PM

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public Comment on any agenda item.

2) **Closed Session to deliberate valuation regarding the following applications** (pursuant to Revenue and Taxation Code Section 1605.4):

DOCUMENTS DEP
OCT - 6 2003
SAN FRANCISCO
PUBLIC LIBRARY

A. **Application 2002-2138**
Applicant: 490 Post Street Investors LP
Parcel: Block 0296, Lot 010
Property Address: 0490 Post Street
Revised Assessment: $33,100,000 Applicant's Revised Opinion: $ 24,100,000
Supplemental Appeal for 2000 roll year

B. **Application 2002-2139**
Applicant: 490 Post Street Investors LP
Parcel: Block 0296, Lot 010
Property Address: 0490 Post Street
Revised Assessment: $33,100,000 Applicant's Revised Opinion: $ 24,100,000
Supplemental Appeal for 2001 roll year

DATE POSTED
OCT 0 2 2003
Assessment Appeals Board

3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching its decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall; by mail to Clerk of the Board of Supervisors, #1 Dr. Carlton B. Goodlett Place, Room 244, by phone at 415.554.7724, by fax at 415.554.5163, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a free copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

LOBBYIST REGISTRATION AND REPORTING REQUIREMENTS - Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317;Web site www.sfgov.org/ethics.

ACCESSIBILITY – The hearing room is wheelchair accessible.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the special meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco, Monday, October 6, 2003 at 9:40 a.m.

SF
A77
#2
10/6/03

Present: Peter Fatooh, John McGary, and Lawrence Lee

DOCUMENTS DEPT
OCT 14 2003
SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Peter Fatooh, Presiding

The Board opened its meeting, allowing for public comment, which there was none. The Board then heard from the applicant to consider the applicant's request to place certain documents submitted as part of the approved Stipulation Agreement dated June 25, 2003 under seal as confidential trade secrets for the following application:

Appeal No.	Name	Address
2001-0020	Equity Office Properties	120 Montgomery Street

Following testimony from the applicant's attorney, Peter Kanter, the Board agreed to place the Anticipated Life-Safety Capital Expenditures for 120 Montgomery (page 4 of the Stipulation Agreement) and the rent roll for 120 Montgomery (appearing on page 3 of the Stipulation Agreement) under seal. The Taxpayer was instructed to provide the Board with a redacted version of page 3, eliminating 120 Montgomery's rent roll, but maintaining the three comparable rents shown for 690 Market Street.

There being no further business, the Board, at the hour of 10:03 a.m., recessed to reconvene at 1:30 p.m. this same day, Monday, October 6, 2003.

RECONVENING OF THE BOARD

In the closed session meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, October 6, 2003 at 1:30 p.m.

Present: Peter Fatooh , Alec Lambie, and Diane Robinson

Quorum present

Chairperson: Peter Fatooh, Presiding

The Board opened its meeting at 1:30 p.m. in open session for public comment. There was no public comment given, so at the hour of 1:35, the Board went into closed session to deliberate the valuation of the below listed applications affecting the Assessment Roll.

At the hour of 2:00 a.m. the Board reconvened in open session and took action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2002-2138	490 Post Street Investors LP	A.V.Lowered (Assessor)
2002-2139	490 Post Street Investors LP	A.V.Lowered (Assessor)

There being no further business, the Board, at the hour of 2:10 p.m., recessed to reconvene Tuesday, October 7, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, October 7, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

F
77
1
9/7/03

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, October 07, 2003
9:30 AM (ALL DAY)

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0916
APPLICANT: NORDSTROM, INC.
PARCEL NO.: 7296 006
PARCEL ADDRESS: 0285 WINSTON DR,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,554,735.00 APPLICANT'S OPINION: $5,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0962
APPLICANT: FOSTER ENTERPRISES
PARCEL NO.: 0351 050
PARCEL ADDRESS: 0010 UNITED NATIONS PLZ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $15,810,000.00 APPLICANT'S OPINION: $10,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DOCUMENTS DEPT.
OCT - 1 2003
SAN FRANCISCO
PUBLIC LIBRARY

DATE POSTED
SEP 25 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, October 07, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1110
APPLICANT: KRON TV
PARCEL NO.: 0714 016
PARCEL ADDRESS: 1001 VAN NESS AVE,
TOPIC:
CURRENT ASSESSMENT: $24,745,564.00 APPLICANT'S OPINION: $12,246,012.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1295
APPLICANT: MOSSER, CHARLES
PARCEL NO.: 0208 008
PARCEL ADDRESS: 0634 CLAY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,865,800.00 APPLICANT'S OPINION: $1,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1641
APPLICANT: SAGAMORE EQUITIES, LLC
PARCEL NO.: 3707 033
PARCEL ADDRESS: 0074 NEW MONTGOMERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $36,210,000.00 APPLICANT'S OPINION: $19,059,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, October 07, 2003
9:30 AM (ALL DAY)

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, October 07, 2003
1:30 PM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0362
APPLICANT: FONG REAL ESTATE COMPANY, LLC
PARCEL NO.: 0013 016
PARCEL ADDRESS: 0107 0000 SITUS TO BE ASSIGNED ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,502,340.00 APPLICANT'S OPINION: $14,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0883
APPLICANT: EIH PROPERTIES COMPANY, XX, LLC
PARCEL NO.: 0237 015
PARCEL ADDRESS: 0280 0000 BATTERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,775,436.00 APPLICANT'S OPINION: $2,580,319.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, October 07, 2003
1:30 PM

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0884
APPLICANT: EIH PROPERTIES COMPANY, XX, LLC
PARCEL NO.: 0237 016
PARCEL ADDRESS: 0353 0000 SACRAMENTO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $5,306,040.00 APPLICANT'S OPINION: $2,867,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0885
APPLICANT: EIH PROPERTIES COMPANY, XX, LLC
PARCEL NO.: 0237 014
PARCEL ADDRESS: 0353 0000 SACRAMENTO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $64,733,688.00 APPLICANT'S OPINION: $34,977,660.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1109
APPLICANT: BAKER HAMILTON PROPERTIES, LLC
PARCEL NO.: 3799 009
PARCEL ADDRESS: 0650 0000 KING ST,
TOPIC: Decline in Value / Proposed Stipulation Agreement
CURRENT ASSESSMENT: $7,779,529.00 APPLICANT'S OPINION: $2,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) **CLOSED SESSSION** – to discuss legal issues with counsel and deliberate the valuation involving:

APPLICATION 2002-0856
APPLICANT: YERBA BUENA ASSOCIATES
PARCEL NO.: 3733 079
PARCEL ADDRESS: 881 HOWARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $27,050,400.00 APPLICANT'S OPINION: $16,100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, October 07, 2003
1:30 PM

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

F
77
2
10/7/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, October 7, 2003 at 9:45 a.m.

DOCUMENTS DEPT
OCT 14 2003
SAN FRANCISCO
PUBLIC LIBRARY

Present: Peter Fatooh, Gordon Huseby, and David Wilbur

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0916	Nordstrom, Inc.	Postponed
2002-0962	Foster Enterprises	Denied (No show)
2002-1110	KRON TV	Postponed
2002-1295	Charles Mosser	Postponed
2002-1641	Sagamore Equities, LLC	Postponed

RECESS

There being no further business, the Board, at the hour of 10:00 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:30 p.m.

Present: Alec Lambie, Peter Fatooh, and Thomas Ramm

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1109	Baker Hamilton Properties	Stipulation Approved
2002-0856	Yerba Buena Associates	A.V.Lowered (Board)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0362	Fong Real Estate Co.	Withdrawn
2002-0883	EIH Properties Co.	Postponed
2002-0884	EIH Properties Co.	Postponed
2002-0885	EIH Properties Co.	Postponed

There being no further business, the Board, at the hour of 2:15 p.m., recessed to reconvene Wednesday, October 8, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on October 8, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, October 08, 2003
9:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

2) Hearing, discussion, and possible action

APPLICATION: 2001-0018
APPLICANT: EQUITY OFFICE PROPERTIES TRUST
PARCEL NO.: 0289 005
PARCEL ADDRESS: 0120 MONTGOMERY ST,
TOPIC Base Year / Change in Ownership
CURRENT ASSESSMENT: $93,000,000.00 APPLICANT'S OPINION: $84,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSPONED

DOCUMENTS DEPT.
OCT - 6 2003
SAN FRANCISCO
PUBLIC LIBRARY

3) Hearing, discussion, and possible action

APPLICATION: 2001-0019
APPLICANT: EQUITY OFFICE PROPERTIES TRUST
PARCEL NO.: 0289 005
PARCEL ADDRESS: 0120 MONTGOMERY ST,
TOPIC Base Year / Change in Ownership
CURRENT ASSESSMENT: $94,860,000.00 APPLICANT'S OPINION: $84,000,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

DATE POSTED
OCT 0 2 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action

APPLICATION: 2002-0774
APPLICANT: TECH TV, INC.
PARCEL NO.: 2002208341
PARCEL ADDRESS: 00000650 TOWNSEND ST, 0400
TOPIC:
CURRENT ASSESSMENT: $21,902,131.00 APPLICANT'S OPINION: $12,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action

APPLICATION: 2002-0794
APPLICANT: LICHTENWALD, IRV
PARCEL NO.: 0183 002
PARCEL ADDRESS: 1549 JONES ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,275,270.00 APPLICANT'S OPINION: $875,000.00
TAXABLE 2002
APPEAL Real Property
ROLL REGULAR

6) Hearing, discussion, and possible action

APPLICATION: 2002-0877
APPLICANT: FANG, FLORENCE
PARCEL NO.: 0342 007
PARCEL ADDRESS: 0982 - 0998 MARKET ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $7,463,000.00 APPLICANT'S OPINION: $3,770,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

7) Hearing, discussion, and possible action

APPLICATION: 2002-0878
APPLICANT: FANG, FLORENCE
PARCEL NO.: 0342 007
PARCEL ADDRESS: 0982 - 0998 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $8,912,260.00 APPLICANT'S OPINION: $3,770,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action

APPLICATION: 2002-1348
APPLICANT: MAIONCHI, DOMINIC
PARCEL NO.: 0492 014
PARCEL ADDRESS: 3320 FILLMORE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,669,327.00 APPLICANT'S OPINION: $1,100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action

APPLICATION: 2002-1349
APPLICANT: MAIONCHI, DOMINIC
PARCEL NO.: 0938 016
PARCEL ADDRESS: 2599 LOMBARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,231,984.00 APPLICANT'S OPINION: $2,100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action

APPLICATION: 2002-1351
APPLICANT: SUTTER STREET PROPERTIES, LLC
PARCEL NO.: 0284 005
PARCEL ADDRESS: 0518 - 0522 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,392,920.00 APPLICANT'S OPINION: $1,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action

APPLICATION: 2002-1352
APPLICANT: ESTRELE, LLC
PARCEL NO.: 0498 029
PARCEL ADDRESS: 1450 LOMBARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $9,134,878.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

F
77
1
10/8/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Wednesday, October 08, 2003 To Wednesday, October 08, 2003

1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT - 6 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-0073
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 001
PARCEL ADDRESS: 0000 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0074
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 002
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 0 2 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0075
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 003
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0076
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 004
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0077
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 005
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-0078
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 006
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-0079
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 007
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-0080
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 008
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-0081
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 009
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-0082
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 010
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-0083
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 011
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-0084
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 012
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-0085
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 013
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION 2002-0086
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 014
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

16) Hearing, discussion, and possible action involving:

APPLICATION 2002-0087
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 015
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

17) Hearing, discussion, and possible action involving:

APPLICATION 2002-0088
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 016
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

18) Hearing, discussion, and possible action involving:

APPLICATION 2002-0089
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 017
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

19) Hearing, discussion, and possible action involving:

APPLICATION 2002-0090
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 018
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

20) Hearing, discussion, and possible action involving:

APPLICATION 2002-0091
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 019
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

21) Hearing, discussion, and possible action involving:

APPLICATION 2002-0092
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 020
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

22) Hearing, discussion, and possible action involving:

APPLICATION 2002-0093
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 021
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

23) Hearing, discussion, and possible action involving:

APPLICATION 2002-0094
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 022
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

24) Hearing, discussion, and possible action involving:

APPLICATION 2002-0095
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 023
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

25) Hearing, discussion, and possible action involving:

APPLICATION 2002-0096
APPLICANT: FAY, PAUL
PARCEL NO.: 4900 024
~~PAR~~CEL ADDRESS: 0000 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $456.00 APPLICANT'S OPINION: $50.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, October 8, 2003 at 9:33 a.m.

Present: Peter Fatooh, Gordon Huseby, and Diane Robinson

DOCUMENTS DEPT.

OCT 23 2003

SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0794	Irv Lichtenwald	A.V. Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2001-0018	Equity Office Properties Trust	Postponed
2001-0019	Equity Office Properties Trust	Postponed
2002-0774	Tech TV, Inc.	Withdrawn
2002-0877	Florence Fang	Postponed
2002-0878	Florence Fang	Postponed
2002-1348	Dominic Mainoichi	Withdrawn
2002-1349	Dominic Mainoichi	Postponed
2002-1351	Sutter Street Properties, LLC	Withdrawn
2002-1352	Estrele, LLC	Postponed

RECESS

There being no further business, the Board, at the hour of 11:22 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:42 p.m.

Present: Carol Ruth Silver, Gordon Huseby, and Diane Robinson

Quorum present

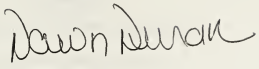
Chairperson: Carol Ruth Silver, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0073	Paul Fay	Denied
2002-0074	Paul Fay	Denied
2002-0075	Paul Fay	Denied
2002-0076	Paul Fay	Denied
2002-0077	Paul Fay	Denied
2002-0078	Paul Fay	Denied
2002-0079	Paul Fay	Denied
2002-0080	Paul Fay	Denied
2002-0081	Paul Fay	Denied
2002-0082	Paul Fay	Denied
2002-0083	Paul Fay	Denied
2002-0084	Paul Fay	Denied
2002-0085	Paul Fay	Denied
2002-0086	Paul Fay	Denied
2002-0087	Paul Fay	Denied
2002-0088	Paul Fay	Denied
2002-0089	Paul Fay	Denied
2002-0090	Paul Fay	Denied
2002-0091	Paul Fay	Denied
2002-0092	Paul Fay	Denied
2002-0093	Paul Fay	Denied
2002-0094	Paul Fay	Denied
2002-0095	Paul Fay	Denied
2002-0096	Paul Fay	Denied

There being no further business, the Board, at the hour of 2:33 p.m., recessed to reconvene Thursday, October 9, 2003 at 9:30 a.m.

Gloria L. Young
Clerk



Dawn Duran
Administrator

Approved by the Board on Tuesday, October 14, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Thursday, October 09, 2003
9:30 AM

7
9/03

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

DOCUMENTS DEPT
OCT - 6 2003
SAN FRANCISCO
PUBLIC LIBRARY

2) Hearing, discussion, and possible action

APPLICATION: 2002-0015
APPLICANT: SHURGARD FREMONT PROPERTIES
PARCEL NO.: 3511 093
PARCEL ADDRESS: 0040V SITUS TO BE ASSIGNED ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $13,333,333.00 APPLICANT'S OPINION: $8,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action

APPLICATION: 2002-0634
APPLICANT: BANK OF AMERICA
PARCEL NO.: 3507 009
PARCEL ADDRESS: ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $3,600,000.00 APPLICANT'S OPINION: $1,218,630.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

DATE POSTED
OCT 0 2 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action

APPLICATION: 2002-0635
APPLICANT: BANK OF AMERICA
PARCEL NO.: 3507 009
PARCEL ADDRESS: ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $3,672,000.00 APPLICANT'S OPINION: $1,243,002.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

5) Hearing, discussion, and possible action

APPLICATION: 2002-1309
APPLICANT: DRESDNER RCM GLOBAL INVESTORS, LLC
PARCEL NO.: 2002205977
PARCEL ADDRESS: 00000004 EMBARCADERO CENTER , 2800
TOPIC:
CURRENT ASSESSMENT: $18,933,617.00 APPLICANT'S OPINION: $9,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action

APPLICATION: 2002-1651
APPLICANT: SHURGARD STORAGE CENTERS, INC.
PARCEL NO.: 3511 093
PARCEL ADDRESS: 0040V SITUS TO BE ASSIGNED ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $13,871,998.00 APPLICANT'S OPINION: $11,280,850.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action

APPLICATION: 2002-1652
APPLICANT: SHURGARD STORAGE CENTERS, INC.
PARCEL NO.: 3511 038
PARCEL ADDRESS: 1063V MINNA ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $208,080.00 APPLICANT'S OPINION: $169,212.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action

APPLICATION: 2002-1653
APPLICANT: SHURGARD STORAGE CENTERS, INC.
PARCEL NO.: 3511 037
PARCEL ADDRESS: 1065V MINNA ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $208,080.00 APPLICANT'S OPINION: $169,213.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action

APPLICATION: 2002-1654
APPLICANT: SHURGARD STORAGE CENTERS, INC.
PARCEL NO.: 3511 039
PARCEL ADDRESS: 1053 - 1059 MINNA ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $468,180.00 APPLICANT'S OPINION: $380,725.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action

APPLICATION: 2002-2002
APPLICANT: JAMES & MARY O'CONNOR TRUST
PARCEL NO.: 5285A004
PARCEL ADDRESS: 2270 MCKINNON AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,248,480.00 APPLICANT'S OPINION: $900,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action

APPLICATION: 2002-2010
APPLICANT: WISECARVER, BRUCE
PARCEL NO.: 5414 023
PARCEL ADDRESS: 0045 WILLIAMS AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,332,960.00 APPLICANT'S OPINION: $3,400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action

APPLICATION: 2002-2127
APPLICANT: CHEQUER ISLAND TRUST
PARCEL NO.: 6509 020
PARCEL ADDRESS: 3895 - 3899 24TH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,300,500.00 APPLICANT'S OPINION: $900,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action

APPLICATION: 2002-0910
APPLICANT: BECHELLI & ROSSI, INC. dba FLOWER MARKET CAFE
PARCEL NO.: 2002400012
PARCEL ADDRESS: 0698 BRANNAN ST,
TOPIC: Board to consider applicant's request to reinstate this application which was previously withdrawn.
CURRENT ASSESSMENT: $713,634.00 APPLICANT'S OPINION: $623,988.00
TAXABLE YEAR: 2002
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action

APPLICATION: 2003-0119
APPLICANT: PATRICK MULLEN
PARCEL NO.: 3753 239
PARCEL ADDRESS: 0965 FOLSOM ST., #307
TOPIC: Board to consider applicant's request to reinstate this application which was previously withdrawn.
CURRENT ASSESSMENT: $487,948.00 APPLICANT'S OPINION: $430,000.00
TAXABLE YEAR: 2003
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, October 9, 2003 at 9:30 a.m.

F
77
2
10/9/03

Present: Donald Schmidt, Joseph Thamm, and Mervin Conlan

DOCUMENTS DEPT.
OCT 23 2003
SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Donald Schmidt, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1309	Dresdner RCM Blobal Investo	Postponed
2002-2002	James & Mary O'Connor Trust	A.V.Lowered (Assessor)
2002-2010	Bruce Wisecarver	A.V.Lowered (Assessor)
2002-2127	Chequer Island Trust	A.V.Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0015	Shurgard Fremont Properties	Withdrawn
2002-0634	Bank of America	Postponed
2002-0635	Bank of America	Postponed
2002-1651	Shurgard Storage Centers,	Withdrawn
2002-1652	Shurgard Storage Centers,	Withdrawn
2002-1653	Shurgard Storage Centers,	Withdrawn

There being no further business, the Board, at the hour of 10:20 a.m., recessed to reconvene Thursday, October 16, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, October 16, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

F
77
1
10/14/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Tuesday, October 14, 2003 To Tuesday, October 14, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 1996-2136
APPLICANT: JCDECAUX UNITED STREET FURNITURE, INC.
PARCEL NO. 1996070001
PARCEL ADDRESS ,
TOPIC: Audit Under R&T Code Section 469
CURRENT ASSESSMENT $9,900,000.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 1996
APPEAL TYPE: Possessory Interest
ROLL TYPE: ESCAPE

DOCUMENTS DEPT.
OCT 14 2003
SAN FRANCISCO PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 1999-0778
APPLICANT: JCDECAUX UNITED STREET FURNITURE INC.
PARCEL NO. 1999990274
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $10,238,750.00 APPLICANT'S OPINION $6,000,000.00
TAXABLE YEAR 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

DATE POSTED
OCT 07 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2000-0113
APPLICANT: JC DECAUX UNITED STATES FURNITURE
PARCEL NO. 2000900415
PARCEL ADDRESS 00000470 00000000 08TH ST, 0000
TOPIC: Audit Under R&T Code Section 469
CURRENT ASSESSMENT $7,563,000.00 APPLICANT'S OPINION $3,622,766.00
TAXABLE YEAR 1996
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 2001-0673
APPLICANT: JC DECAUX SAN FRANCISCO, INC.
PARCEL NO. 2001204347
PARCEL ADDRESS 00001000 00000000 QUESADA AVE,
TOPIC:
CURRENT ASSESSMENT $8,838,236.00 APPLICANT'S OPINION $6,838,236.00
TAXABLE YEAR 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0547
APPLICANT: ONE HUNDRED BROADWAY ASSOCIATES, INC.
PARCEL NO. 0141 003B
PARCEL ADDRESS 0100 0120 BROADWAY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $2,882,067.00 APPLICANT'S OPINION $1,600,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION	2002-0742		
APPLICANT:	WXI/SAN REALTY, LLC		
PARCEL NO.	0206 008		
PARCEL ADDRESS	0500 0000 SANSOME ST,		
TOPIC:	Decline in Value		
CURRENT ASSESSMENT	$30,171,600.00	APPLICANT'S OPINION	$22,000,000.00
TAXABLE YEAR	2002		
APPEAL TYPE:	Real Property		
ROLL TYPE:	REGULAR		
STATUS:	POSTPONED		

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Tuesday, October 14, 2003 To Tuesday, October 14, 2003

1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-1085

APPLICANT: ANCHORAGE ENTERPRISES, LLC
PARCEL NO. 0011 007
PARCEL ADDRESS 2800 0000 LEAVENWORTH ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $33,000,000.00 APPLICANT'S OPINION $25,000,000.00
TAXABLE YEAR 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

DOCUMENTS DEPT.
OCT 14 2003
SAN FRANCISCO PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-1086

APPLICANT: ANCHORAGE ENTERPRISES, LLC
PARCEL NO. 0011 007
PARCEL ADDRESS 2800 0000 LEAVENWORTH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $33,000,000.00 APPLICANT'S OPINION $25,000,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

DATE POSTED
OCT 07 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2001-1087
APPLICANT: ANCHORAGE ENTERPRISES, LLC
PARCEL NO. 0011 007
PARCEL ADDRESS 2800 0000 LEAVENWORTH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $33,660,000.00 APPLICANT'S OPINION $20,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 2001-1088
APPLICANT: ANCHORAGE ENTERPRISES, LLC
PARCEL NO. 0011 008
PARCEL ADDRESS 0500 0000 BEACH ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $25,000,000.00 APPLICANT'S OPINION $19,000,000.00
TAXABLE YEAR 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION 2001-1089
APPLICANT: ANCHORAGE ENTERPRISES, LLC
PARCEL NO. 0011 008
PARCEL ADDRESS 0500 0000 BEACH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $25,000,000.00 APPLICANT'S OPINION $19,000,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2001-1090
APPLICANT: ANCHORAGE ENTERPRISES, LLC
PARCEL NO. 0011 008
PARCEL ADDRESS 0500 0000 BEACH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $25,500,000.00 APPLICANT'S OPINION $14,500,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-0197
APPLICANT: ANCHORAGE ENTERPRISES, LLC
PARCEL NO. 0011 008
PARCEL ADDRESS 0500 0000 BEACH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $26,010,000.00 APPLICANT'S OPINION $15,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-0198
APPLICANT: ANCHORAGE ENTERPRISES, LLC
PARCEL NO. 0011 007
PARCEL ADDRESS 2800 0000 LEAVENWORTH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $34,333,200.00 APPLICANT'S OPINION $16,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, October 14, 2003 at 9:30 a.m.

Present: Diane Robinson, Peter Fatooh, and Hayes D. Miles

Quorum present

Chairperson: Peter Fatooh, Presiding

DOCUMENTS DEPT.
OCT 23 2003
SAN FRANCISCO
PUBLIC LIBRARY

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
1999-0778	JCDECAUX United St Furnit	Penalty waived
2002-0547	One Hundred Broadway Associ	A.V.Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
1996-2136	JCDECAUX United St Furnit	Withdrawn
2000-0113	JCDECAUX United St Furnit	Withdrawn
2001-0673	JCDECAUX San Francisco, Inc.	Withdrawn
2002-0742	WXI/San Realty, LLC	Postponed

There being no further business, the Board, at the hour of 10:20 a.m., recessed to reconvene Wednesday, October 15, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Wednesday, October 15, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Wednesday, October 15, 2003 To Wednesday, October 15, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2000-0226

APPLICANT: BROBECK, PHLEGER & HARRISON
PARCEL NO. 2000200186
PARCEL ADDRESS 00000001 00000000 MARKET SPEAR TOWER , 3100
TOPIC:
CURRENT ASSESSMENT $23,161,045.00 APPLICANT'S OPINION $9,000,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DOCUMENTS DEP
OCT 14 2003
SAN FRANCISCO
PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-0569

APPLICANT: BROBECK, PHLEGER & HARRISON
PARCEL NO. 2001200162
PARCEL ADDRESS 00000001 00000000 MARKET SPEAR TOWER , 3100
TOPIC:
CURRENT ASSESSMENT $24,397,818.00 APPLICANT'S OPINION $9,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 07 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, October 15, 2003 To Wednesday, October 15, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0713
APPLICANT: BROBECK, PHLEGER & HARRISON
PARCEL NO. 2002200167
PARCEL ADDRESS 00000001 00000000 MARKET SPEAR TOWER , 3100
TOPIC:
CURRENT ASSESSMENT $29,789,427.00 APPLICANT'S OPINION $14,500,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1009
APPLICANT: FARRELL, PATRICK
PARCEL NO. 0228 018
PARCEL ADDRESS 0529 0531 COMMERCIAL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $2,601,000.00 APPLICANT'S OPINION $1,700,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1105
APPLICANT: MASSACHUSETTS MUTUAL LIFE INC
PARCEL NO. 0317 003
PARCEL ADDRESS 0403 0405 TAYLOR ST,
TOPIC:
CURRENT ASSESSMENT $24,412,631.00 APPLICANT'S OPINION $12,250,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1431
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 027
PARCEL ADDRESS 0580 0590 FOLSOM ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $40,877,760.00 APPLICANT'S OPINION $32,798,783.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR
STATUS: POSTPONED

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1432
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 027
PARCEL ADDRESS 0580 0590 FOLSOM ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $47,569,315.00 APPLICANT'S OPINION $32,798,783.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1433
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 029
PARCEL ADDRESS 0596 0000 FOLSOM ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $32,229,480.00 APPLICANT'S OPINION $25,832,926.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR
STATUS: POSTPONED

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1434
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 029
PARCEL ADDRESS 0596 0000 FOLSOM ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $37,466,469.00 APPLICANT'S OPINION $25,832,926.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1435
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 035
PARCEL ADDRESS 0000 0000 V ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $1,736,160.00 APPLICANT'S OPINION $1,386,290.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR
STATUS: POSTPONED

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1436
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 035
PARCEL ADDRESS 0000 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $1,984,483.00 APPLICANT'S OPINION $1,386,290.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-1466
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 027
PARCEL ADDRESS 0580 0590 FOLSOM ST,
TOPIC: Calamity
CURRENT ASSESSMENT $21,450,000.00 APPLICANT'S OPINION $6,774,567.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-1467
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 035
PARCEL ADDRESS 0000 0000 V ,
TOPIC: Calamity
CURRENT ASSESSMENT $780,000.00 APPLICANT'S OPINION $169,167.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

15) Hearing, discussion, and possible action involving:

APPLICATION 2002-1491
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 029
PARCEL ADDRESS 0596 0000 FOLSOM ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $37,389,480.00 APPLICANT'S OPINION $25,832,346.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

16) Hearing, discussion, and possible action involving:

APPLICATION 2002-2235
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 027
PARCEL ADDRESS 0580 0590 FOLSOM ST,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT $40,877,760.00 APPLICANT'S OPINION $33,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

17) Hearing, discussion, and possible action involving:

APPLICATION 2002-2236
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 035
PARCEL ADDRESS 0000 0000 V ,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT $1,736,160.00 APPLICANT'S OPINION $1,200,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

18) Hearing, discussion, and possible action involving:

APPLICATION 2002-2237
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO. 3736 029
PARCEL ADDRESS 0596 0000 FOLSOM ST,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT $32,229,480.00 APPLICANT'S OPINION $25,800,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Wednesday, October 15, 2003 To Wednesday, October 15, 2003

1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 14 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2000-0083
APPLICANT: PYRAMID INVESTMENT CORPORATION
PARCEL NO. 0207 037
PARCEL ADDRESS 0505 0000 SANSOME ST,
TOPIC:
CURRENT ASSESSMENT $60,455,000.00 APPLICANT'S OPINION $36,300,000.00
TAXABLE YEAR 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION 2000-0162
APPLICANT: PYRAMID INVESTMENT CORP.
PARCEL NO. 0207 037
PARCEL ADDRESS 0505 0000 SANSOME ST,
TOPIC:
CURRENT ASSESSMENT $60,455,000.00 APPLICANT'S OPINION $36,300,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 07 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2001-0872
APPLICANT: PYRAMID INVESTMENT CORP.
PARCEL NO. 0207 037
PARCEL ADDRESS 0505 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $61,664,100.00 APPLICANT'S OPINION $34,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1447
APPLICANT: PYRAMID INVESTMENT CORPORATION
PARCEL NO. 0207 037
PARCEL ADDRESS 0505 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $62,897,382.00 APPLICANT'S OPINION $34,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1448
APPLICANT: PYRAMID INVESTMENT CORPORATION
PARCEL NO. 0207 035
PARCEL ADDRESS 0545 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $9,275,166.00 APPLICANT'S OPINION $4,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

REVISED AGENDA

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, October 15, 2003
9:30 AM (All Day)

F
77
1
9/15/03
revised

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

DOCUMENTS DEP
OCT 14 2003
SAN FRANCISCO
PUBLIC LIBRARY

2) Hearing, discussion, and possible action involving:

APPLICATION: 2002-0962
APPLICANT: FOSTER ENTERPRISES, INC.
PARCEL NO.: 0351 050
PARCEL ADDRESS: 0010 UNITED NATIONS PLAZA
TOPIC: Board to consider agent's request to reopen application, which was previously denied for lack of appearance at the October 7, 2003 hearing.
CURRENT ASSESSMENT: $15,810,000.00 APPLICANT'S OPINION: $10,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION: 2000-0226
APPLICANT: BROBECK, PHLEGER & HARRISON
PARCEL NO.: 2000200186
PARCEL ADDRESS: 00000001 MARKET SPEAR TOWER , 3100
TOPIC:
CURRENT ASSESSMENT: $23,161,045.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 09 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION: 2001-0569
APPLICANT: BROBECK, PHLEGER & HARRISON
PARCEL NO.: 2001200162
PARCEL ADDRESS: 00000001 MARKET SPEAR TOWER , 3100
TOPIC:
CURRENT ASSESSMENT: $24,397,818.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION: 2002-0713
APPLICANT: BROBECK, PHLEGER & HARRISON
PARCEL NO.: 2002200167
PARCEL ADDRESS: 00000001 MARKET SPEAR TOWER , 3100
TOPIC:
CURRENT ASSESSMENT: $29,789,427.00 APPLICANT'S OPINION: $14,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1009
APPLICANT: FARRELL, PATRICK
PARCEL NO.: 0228 018
PARCEL ADDRESS: 0529 - 0531 COMMERCIAL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,601,000.00 APPLICANT'S OPINION: $1,700,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1105
APPLICANT: MASSACHUSETTS MUTUAL LIFE INC
PARCEL NO.: 0317 003
PARCEL ADDRESS: 0403 - 0405 TAYLOR ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $24,412,631.00 APPLICANT'S OPINION: $12,250,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1431
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 027
PARCEL ADDRESS: 0580 - 0590 FOLSOM ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSSMENT: $40,877,760.00 APPLICANT'S OPINION: $32,798,783.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR
STATUS: POSTPONED

9) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1432
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 027
PARCEL ADDRESS: 0580 - 0590 FOLSOM ST,
TOPIC Decline in Value
CURRENT ASSESSMENT: $47,569,315.00 APPLICANT'S OPINION: $32,798,783.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

10) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1433
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 029
PARCEL ADDRESS: 0596 FOLSOM ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $32,229,480.00 APPLICANT'S OPINION: $25,832,926.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR
STATUS: POSTPONED

11) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1434
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 029
PARCEL ADDRESS: 0596 FOLSOM ST,
TOPIC Decline in Value
CURRENT ASSESSMENT: $37,466,469.00 APPLICANT'S OPINION: $25,832,926.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

12) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1435
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 035
PARCEL ADDRESS: 0000 V ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $1,736,160.00 APPLICANT'S OPINION: $1,386,290.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR
STATUS: POSTPONED

13) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1436
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 035
PARCEL ADDRESS: 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,984,483.00 APPLICANT'S OPINION: $1,386,290.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

14) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1466
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 027
PARCEL ADDRESS: 0580 - 0590 FOLSOM ST,
TOPIC: Calamity
CURRENT ASSESSMENT: $21,450,000.00 APPLICANT'S OPINION: $6,774,567.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

15) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1467
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 035
PARCEL ADDRESS: 0000 V ,
TOPIC: Calamity
CURRENT ASSESSMENT: $780,000.00 APPLICANT'S OPINION: $169,167.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

16) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1491
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 029
PARCEL ADDRESS: 0596 FOLSOM ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $37,389,480.00 APPLICANT'S OPINION: $25,832,346.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

17) Hearing, discussion, and possible action involving:

APPLICATION: 2002-2235
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 027
PARCEL ADDRESS: 0580 - 0590 FOLSOM ST,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT: $40,877,760.00 APPLICANT'S OPINION: $33,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

18) Hearing, discussion, and possible action involving:

APPLICATION: 2002-2236
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 035
PARCEL ADDRESS: 0000 V ,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT: $1,736,160.00 APPLICANT'S OPINION: $1,200,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

19) Hearing, discussion, and possible action involving:

APPLICATION: 2002-2237
APPLICANT: COURTYARD MANAGEMENT CORP.
PARCEL NO.: 3736 029
PARCEL ADDRESS: 0596 FOLSOM ST,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT: $32,229,480.00 APPLICANT'S OPINION: $25,800,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, October 15, 2003
1:30 PM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION: 2000-0083
APPLICANT: PYRAMID INVESTMENT CORPORATION
PARCEL NO.: 0207 037
PARCEL ADDRESS: 0505 SANSOME ST,
TOPIC: Base Year / Change of Ownership
CURRENT ASSESSMENT: $60,455,000.00 APPLICANT'S OPINION: $36,300,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION: 2000-0162
APPLICANT: PYRAMID INVESTMENT CORP.
PARCEL NO.: 0207 037
PARCEL ADDRESS: 0505 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $60,455,000.00 APPLICANT'S OPINION: $36,300,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

4) Hearing, discussion, and possible action involving:

APPLICATION: 2001-0872
APPLICANT: PYRAMID INVESTMENT CORP.
PARCEL NO.: 0207 037
PARCEL ADDRESS: 0505 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $61,664,100.00 APPLICANT'S OPINION: $34,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1447
APPLICANT: PYRAMID INVESTMENT CORPORATION
PARCEL NO.: 0207 037
PARCEL ADDRESS: 0505 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $62,897,382.00 APPLICANT'S OPINION: $34,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1448
APPLICANT: PYRAMID INVESTMENT CORPORATION
PARCEL NO.: 0207 035
PARCEL ADDRESS: 0545 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $9,275,166.00 APPLICANT'S OPINION: $4,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, October 15, 2003 at 9:30 a.m.

Present: Diane Robinson, Peter Fatooh, and Thomas Ramm

DOCUMENTS DEPT.
OCT 23 2003
SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0962	Foster Enterprises, Inc.	Rescinded

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2000-0226	Brobeck, Phleger & Harrison	Withdrawn
2001-0569	Brobeck, Phleger & Harrison	Withdrawn
2002-0713	Brobeck, Phleger & Harrison	Withdrawn
2002-1009	Patrick Farrell	Withdrawn
2002-1105	Massachusetts Mutual Life Ins	Postponed
2002-1431	Courtyard Management Corp	Postponed
2002-1432	Courtyard Management Corp	Postponed
2002-1433	Courtyard Management Corp	Postponed
2002-1434	Courtyard Management Corp	Postponed
2002-1435	Courtyard Management Corp	Postponed
2002-1436	Courtyard Management Corp	Postponed
2002-1466	Courtyard Management Corp	Postponed
2002-1467	Courtyard Management Corp	Postponed
2002-1491	Courtyard Management Corp	Postponed
2002-2235	Courtyard Management Corp	Postponed

2002-2236	Courtyard Management Corp	Postponed
2002-2237	Courtyard Management Corp	Postponed

There being no further business, the Board, at the hour of 10:00 a.m., recessed to reconvene Monday, October 20, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Friday, October 17, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

10/16/03

Assessment Appeals Board 2 Hearing

Room 406, City Hall

Thursday, October 16, 2003 To Thursday, October 16, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0807
APPLICANT: WATSON, WYATT & COMPANY
PARCEL NO. 2002201022
PARCEL ADDRESS 00000345 00000000 CALIFORNIA ST, 1400
TOPIC:
CURRENT ASSESSMENT $3,248,500.00 APPLICANT'S OPINION $1,500,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DOCUMENTS DEPT.
OCT 14 2003
SAN FRANCISCO PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1221
APPLICANT: UNIVISION TELEVISION GROUP, INC. dba KDTV CHANNEL 14
PARCEL NO. 2002201608
PARCEL ADDRESS 00000050 00000000 FREMONT ST, 4100
TOPIC:
CURRENT ASSESSMENT $5,697,038.00 APPLICANT'S OPINION $2,700,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 07 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1230
APPLICANT: GOODBY, SILVERSTEIN & PARTNERS, INC.
PARCEL NO. 2002208279
PARCEL ADDRESS 00000717 00000000 CALIFORNIA ST,
TOPIC:
CURRENT ASSESSMENT $1,025,743.00 APPLICANT'S OPINION $200,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1231
APPLICANT: GOODBY, SILVERSTEIN & PARTNERS, INC.
PARCEL NO. 2002202130
PARCEL ADDRESS 00000720 00000000 CALIFORNIA ST, 0000
TOPIC:
CURRENT ASSESSMENT $5,468,935.00 APPLICANT'S OPINION $2,700,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1464
APPLICANT: GAMBRO HEALTHCARE / RENAL CARE, INC.
PARCEL NO. 2002204329
PARCEL ADDRESS 00003370 00000000 GEARY BLVD, 0000
TOPIC:
CURRENT ASSESSMENT $280,285.00 APPLICANT'S OPINION $125,714.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1465
APPLICANT: GAMBRO HEALTHCARE / RENAL CARE, INC.
PARCEL NO. 2002204369
PARCEL ADDRESS 00000636 00000000 CLAY ST, 0000
TOPIC:
CURRENT ASSESSMENT $1,725,513.00 APPLICANT'S OPINION $432,546.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1538
APPLICANT: OFFICE MAX INC. #830
PARCEL NO. 2002205186
PARCEL ADDRESS 00003700 00000000 GEARY BLVD,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $375,585.00 APPLICANT'S OPINION $240,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1539
APPLICANT: OFFICE MAX INC #582
PARCEL NO. 2002205187
PARCEL ADDRESS 00001750 00000000 HARRISON ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $309,332.00 APPLICANT'S OPINION $270,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1540
APPLICANT: OFFICE MAX INC. #572
PARCEL NO. 2002205180
PARCEL ADDRESS 00000625 00000000 BAYSHORE BLVD,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $794,488.00 APPLICANT'S OPINION $450,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1547
APPLICANT: BALLY TOTAL FITNESS CORP
PARCEL NO. 2002206060
PARCEL ADDRESS 00000345 00000000 SPEAR ST, 0105
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $496,250.00 APPLICANT'S OPINION $400,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1548
APPLICANT: BALLY TOTAL FITNESS CORP
PARCEL NO. 2002206132
PARCEL ADDRESS 00000061 00000000 NEW MONTGOMERY ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $1,176,705.00 APPLICANT'S OPINION $750,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Thursday, October 16, 2003 To Thursday, October 16, 2003
9:30 AM (ALL DAY)

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-1549
APPLICANT: BALLY TOTAL FITNESS CORP
PARCEL NO. 2002206133
PARCEL ADDRESS 00000001 00000000 POST ST, 0000LL
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $956,487.00 APPLICANT'S OPINION $550,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-1550
APPLICANT: BFIT ACQUISITION CORP
PARCEL NO. 2002208633
PARCEL ADDRESS 00002330 00000000 POLK ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $2,423,462.00 APPLICANT'S OPINION $610,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION 2002-1551
APPLICANT: BFIT ACQUISITION CORP
PARCEL NO. 2002206067
PARCEL ADDRESS 00002324 00000000 CHESTNUT ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $1,559,464.00 APPLICANT'S OPINION $730,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

16) Hearing, discussion, and possible action involving:

APPLICATION 2002-1595
APPLICANT: GAP - OLD NAVY
PARCEL NO. 2002207422
PARCEL ADDRESS 00000801 00000000 MARKET ST,
TOPIC:
CURRENT ASSESSMENT $15,476,553.00 APPLICANT'S OPINION $7,500,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, October 16, 2003 at 9:30 a.m.

Present: Peter Fatooh, Donald Schmidt, and Mervin Conlan

Quorum present

Chairperson: Peter Fatooh, Presiding

DOCUMENTS DEPT.
OCT 23 2003
SAN FRANCISCO
PUBLIC LIBRARY

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0910	Bechelli & Rossi, Inc.	A.V.Lowered (Assessor)
2002-1221	Univision Television Group	Postponed
2002-1230	Goodby, Silverstein & Partner	Postponed
2002-1231	Goodby, Silverstein & Partner	Postponed
2002-1547	Bally Total Fitness Corp	Postponed
2002-1548	Bally Total Fitness Corp	Postponed
2002-1549	Bally Total Fitness Corp	Postponed
2002-1550	BFIT Acquisition Corp	Postponed
2002-1551	BFIT Acquisition Corp	Postponed
2002-1595	Gap-Old Navy	Postponed
2002-2267	Bechelli & Rossi, Inc.	Penalty Waived

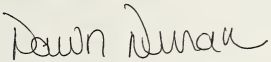
The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0807	Watson, Wyatt & Company	Withdrawn
2002-1464	Gambro Healthcare	Withdrawn
2002-1465	Gambro Healthcare	Withdrawn
2002-1538	Office Max Inc. #830	Withdrawn
2002-1539	Office Max Inc. #582	Withdrawn

2002-1540 Office Max Inc. #572 Withdrawn

There being no further business, the Board, at the hour of 11:10 a.m., recessed to reconvene Thursday, October 23, 2003 at 9:30 a.m.

Gloria L. Young
Clerk



Dawn Duran
Administrator

Approved by the Board on Monday, October 20, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

7

17/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Friday, October 17, 2003 To Friday, October 17, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2000-0193
APPLICANT: YERBA BUENA ENTERTAINMENT CENTER c/o METREON
PARCEL NO. 2000702680
PARCEL ADDRESS 00000000 00000000 SONY METREON CTR LTS 113-115 ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $134,829,521.00 APPLICANT'S OPINION $90,000,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR
STATUS: POSTPONED

DOCUMENTS DEPT
OCT 14 2003
SAN FRANCISCO PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-0303
APPLICANT: SONY CORPORATION OF AMERICA
PARCEL NO. 2001702480
PARCEL ADDRESS ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $134,829,521.00 APPLICANT'S OPINION $90,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
OCT 07 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Friday, October 17, 2003 To Friday, October 17, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0920
APPLICANT: YERBA BUENA ENTERTAINMENT CENTER c/o METREON
PARCEL NO. 2002702350
PARCEL ADDRESS 00000000 00000000 SONY METREON CTR LTS 113-115 ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $134,829,521.00 APPLICANT'S OPINION $50,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR
STATUS: POSTPONED

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Friday, October 17, 2003 at 9:36 a.m.

DOCUMENTS DEPT.

OCT 3 1 2003

SAN FRANCISCO
PUBLIC LIBRARY

Present: Thomas Ramm, Carol Ruth Silver, and Joseph Thamm

Quorum present

Chairperson: Thomas Ramm, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2000-0193	Yerba Buena Entertainment	Continued to 11/19/03
2001-0303	Sony Corporation of America	Continued to 11/19/03
2002-0920	Yerba Buena Entertainment	Continued to 11/19/03

There being no further business, the Board, at the hour of 10:00 a.m., recessed to reconvene Monday, October 20, 2003 at 10:00 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, October 21, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

77
1
/20/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Monday, October 20, 2003 To Monday, October 20, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 16 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-1720
APPLICANT: BANK OF AMERICA
PARCEL NO. 0330 005
PARCEL ADDRESS 0001 0000 POWELL ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $21,700,000.00 APPLICANT'S OPINION $9,000,000.00
TAXABLE YEAR 1998
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

10-16-03A10:58 RCVD

DATE POSTED
OCT 15 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

F
77
1
0/20/03

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Monday, October 20, 2003 To Monday, October 20, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-2238
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO. 3552 015
PARCEL ADDRESS 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT $975,268.00 APPLICANT'S OPINION $352,605.00
TAXABLE YEAR 1993
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

DOCUMENTS DEPT.
OCT 16 2003
SAN FRANCISCO PUBLIC LIBRARY
10-16-03A10:58 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-2239
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO. 3552 015
PARCEL ADDRESS 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT $994,751.00 APPLICANT'S OPINION $352,605.00
TAXABLE YEAR 1994
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 15 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-2240
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO. 3552 015
PARCEL ADDRESS 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT $1,006,615.00 APPLICANT'S OPINION $352,605.00
TAXABLE YEAR 1995
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-2241
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO. 3552 015
PARCEL ADDRESS 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT $1,017,775.00 APPLICANT'S OPINION $352,605.00
TAXABLE YEAR 1996
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-2242
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO. 3552 015
PARCEL ADDRESS 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT $1,038,108.00 APPLICANT'S OPINION $352,605.00
TAXABLE YEAR 1997
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-2243
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO. 3552 015
PARCEL ADDRESS 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT $1,058,848.00 APPLICANT'S OPINION $426,080.00
TAXABLE YEAR 1998
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-2244
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO. 3552 015
PARCEL ADDRESS 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT $1,080,003.00 APPLICANT'S OPINION $426,080.00
TAXABLE YEAR 1999
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Monday, October 20, 2003 at 1:30 p.m.

Present: Lawrence Lee, Donald Schmidt, and Mervin Conlan

Quorum present

Chairperson: Donald Schmidt, Presiding

DOCUMENTS DEPT
OCT 3 1 2003
SAN FRANCISCO
PUBLIC LIBRARY

SF
A77
#2
10/20/03

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-2238	HHH&H Investments, LLC	Stipulation Approved
2002-2239	HHH&H Investments, LLC	Stipulation Approved
2002-2240	HHH&H Investments, LLC	Stipulation Approved
2002-2241	HHH&H Investments, LLC	Stipulation Approved
2002-2242	HHH&H Investments, LLC	Stipulation Approved
2002-2243	HHH&H Investments, LLC	A.V.Lowered (Board)
2002-2244	HHH&H Investments, LLC	A.V.Lowered (Board)

There being no further business, the Board, at the hour of 2:00 p.m., recessed to reconvene Thursday, October 23, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, October 23, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
10/21/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Tuesday, October 21, 2003 To Tuesday, October 21, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 16 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-0412
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 030
PARCEL ADDRESS 0175 0000 BLUXOME ST, #101
TOPIC: Decline in Value
CURRENT ASSESSMENT $254,592.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10-16-03A10:59 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0413
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 031
PARCEL ADDRESS 0175 0000 BLUXOME ST, #102
TOPIC: Decline in Value
CURRENT ASSESSMENT $243,984.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 15 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0414
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 032
PARCEL ADDRESS 0175 0000 BLUXOME ST, #103
TOPIC: Decline in Value
CURRENT ASSESSMENT $254,592.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0415
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 033
PARCEL ADDRESS 0175 0000 BLUXOME ST, #104
TOPIC: Decline in Value
CURRENT ASSESSMENT $262,548.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0416
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 034
PARCEL ADDRESS 0175 0000 BLUXOME ST, #105
TOPIC: Decline in Value
CURRENT ASSESSMENT $281,112.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-0417
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 035
PARCEL ADDRESS 0175 0000 BLUXOME ST, #106
TOPIC: Decline in Value
CURRENT ASSESSMENT $281,112.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-0418
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 036
PARCEL ADDRESS 0175 0000 BLUXOME ST, #107
TOPIC: Decline in Value
CURRENT ASSESSMENT $281,112.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-0419
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 037
PARCEL ADDRESS 0175 0000 BLUXOME ST, #108
TOPIC: Decline in Value
CURRENT ASSESSMENT $217,464.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-0420
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 038
PARCEL ADDRESS 0175 0000 BLUXOME ST, #109
TOPIC: Decline in Value
CURRENT ASSESSMENT $217,464.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-0421
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 039
PARCEL ADDRESS 0175 0000 BLUXOME ST, #110
TOPIC: Decline in Value
CURRENT ASSESSMENT $281,112.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-0422
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 040
PARCEL ADDRESS 0175 0000 BLUXOME ST, #111
TOPIC: Decline in Value
CURRENT ASSESSMENT $281,112.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-0423
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 041
PARCEL ADDRESS 0175 0000 BLUXOME ST, #112
TOPIC: Decline in Value
CURRENT ASSESSMENT $281,112.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-0424
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 042
PARCEL ADDRESS 0175 0000 BLUXOME ST, #113
TOPIC: Decline in Value
CURRENT ASSESSMENT $281,112.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION 2002-0425
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 043
PARCEL ADDRESS 0175 0000 BLUXOME ST, #114
TOPIC: Decline in Value
CURRENT ASSESSMENT $281,112.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

16) Hearing, discussion, and possible action involving:

APPLICATION 2002-0426
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 044
PARCEL ADDRESS 0175 0000 BLUXOME ST, #115
TOPIC: Decline in Value
CURRENT ASSESSMENT $185,640.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

17) Hearing, discussion, and possible action involving:

APPLICATION 2002-0427
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 045
PARCEL ADDRESS 0175 0000 BLUXOME ST, #116
TOPIC: Decline in Value
CURRENT ASSESSMENT $281,112.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

18) Hearing, discussion, and possible action involving:

APPLICATION 2002-0428
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 046
PARCEL ADDRESS 0175 0000 BLUXOME ST, #117
TOPIC: Decline in Value
CURRENT ASSESSMENT $278,460.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

19) Hearing, discussion, and possible action involving:

APPLICATION 2002-0429
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 047
PARCEL ADDRESS 0175 0000 BLUXOME ST, #118
TOPIC: Decline in Value
CURRENT ASSESSMENT $220,116.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

20) Hearing, discussion, and possible action involving:

APPLICATION 2002-0430
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 048
PARCEL ADDRESS 0175 0000 BLUXOME ST, #119
TOPIC: Decline in Value
CURRENT ASSESSMENT $259,896.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

21) Hearing, discussion, and possible action involving:

APPLICATION 2002-0431
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 049
PARCEL ADDRESS 0175 0000 BLUXOME ST, #120
TOPIC: Decline in Value
CURRENT ASSESSMENT $251,940.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

22) Hearing, discussion, and possible action involving:

APPLICATION 2002-0432
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 050
PARCEL ADDRESS 0175 0000 BLUXOME ST, #121
TOPIC: Decline in Value
CURRENT ASSESSMENT $246,636.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

23) Hearing, discussion, and possible action involving:

APPLICATION 2002-0433
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 051
PARCEL ADDRESS 0175 0000 BLUXOME ST, #122
TOPIC: Decline in Value
CURRENT ASSESSMENT $243,984.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

24) Hearing, discussion, and possible action involving:

APPLICATION 2002-0434
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 052
PARCEL ADDRESS 0175 0000 BLUXOME ST, #123
TOPIC: Decline in Value
CURRENT ASSESSMENT $249,288.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

25) Hearing, discussion, and possible action involving:

APPLICATION 2002-0435
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 053
PARCEL ADDRESS 0175 0000 BLUXOME ST, #124
TOPIC: Decline in Value
CURRENT ASSESSMENT $257,244.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

26) Hearing, discussion, and possible action involving:

APPLICATION 2002-0436
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 054
PARCEL ADDRESS 0175 0000 BLUXOME ST, #125
TOPIC: Decline in Value
CURRENT ASSESSMENT $259,896.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

27) Hearing, discussion, and possible action involving:

APPLICATION 2002-0437
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 055
PARCEL ADDRESS 0175 0000 BLUXOME ST, 126
TOPIC: Decline in Value
CURRENT ASSESSMENT $209,508.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

28) Hearing, discussion, and possible action involving:

APPLICATION 2002-0438
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 056
PARCEL ADDRESS 0175 0000 BLUXOME ST, #127
TOPIC: Decline in Value
CURRENT ASSESSMENT $259,896.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

29) Hearing, discussion, and possible action involving:

APPLICATION 2002-0439
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 057
PARCEL ADDRESS 0175 0000 BLUXOME ST, #128
TOPIC: Decline in Value
CURRENT ASSESSMENT $257,244.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

30) Hearing, discussion, and possible action involving:

APPLICATION 2002-0440
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 058
PARCEL ADDRESS 0175 0000 BLUXOME ST, #129
TOPIC: Decline in Value
CURRENT ASSESSMENT $249,288.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

31) Hearing, discussion, and possible action involving:

APPLICATION 2002-0441
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 059
PARCEL ADDRESS 0175 0000 BLUXOME ST, #130
TOPIC: Decline in Value
CURRENT ASSESSMENT $249,288.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

32) Hearing, discussion, and possible action involving:

APPLICATION 2002-0442
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 060
PARCEL ADDRESS 0175 0000 BLUXOME ST, #131
TOPIC: Decline in Value
CURRENT ASSESSMENT $233,376.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

33) Hearing, discussion, and possible action involving:

APPLICATION 2002-0443
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 061
PARCEL ADDRESS 0175 0000 BLUXOME ST, #132
TOPIC: Decline in Value
CURRENT ASSESSMENT $246,636.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

34) Hearing, discussion, and possible action involving:

APPLICATION 2002-0444
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 062
PARCEL ADDRESS 0175 0000 BLUXOME ST, #133
TOPIC: Decline in Value
CURRENT ASSESSMENT $236,028.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

35) Hearing, discussion, and possible action involving:

APPLICATION 2002-0445
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 063
PARCEL ADDRESS 0175 0000 BLUXOME ST, #134
TOPIC: Decline in Value
CURRENT ASSESSMENT $188,292.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

36) Hearing, discussion, and possible action involving:

APPLICATION 2002-0446
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 064
PARCEL ADDRESS 0175 0000 BLUXOME ST, #201
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

37) Hearing, discussion, and possible action involving:

APPLICATION 2002-0447
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 065
PARCEL ADDRESS 0175 0000 BLUXOME ST, #202
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

38) Hearing, discussion, and possible action involving:

APPLICATION 2002-0448
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 066
PARCEL ADDRESS 0175 0000 BLUXOME ST, #203
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

39) Hearing, discussion, and possible action involving:

APPLICATION 2002-0449
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 067
PARCEL ADDRESS 0175 0000 BLUXOME ST, #204
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

40) Hearing, discussion, and possible action involving:

APPLICATION 2002-0450
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 068
PARCEL ADDRESS 0175 0000 BLUXOME ST, #205
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

41) Hearing, discussion, and possible action involving:

APPLICATION 2002-0451
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 069
PARCEL ADDRESS 0175 0000 BLUXOME ST, #206
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

42) Hearing, discussion, and possible action involving:

APPLICATION 2002-0452
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 070
PARCEL ADDRESS 0175 0000 BLUXOME ST, #207
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

43) Hearing, discussion, and possible action involving:

APPLICATION 2002-0453
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 071
PARCEL ADDRESS 0175 0000 BLUXOME ST, #208
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

44) Hearing, discussion, and possible action involving:

APPLICATION 2002-0454
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 072
PARCEL ADDRESS 0175 0000 BLUXOME ST, #209
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

45) Hearing, discussion, and possible action involving:

APPLICATION 2002-0455
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 073
PARCEL ADDRESS 0175 0000 BLUXOME ST, #210
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

46) Hearing, discussion, and possible action involving:

APPLICATION 2002-0456
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 074
PARCEL ADDRESS 0175 0000 BLUXOME ST, #211
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

47) Hearing, discussion, and possible action involving:

APPLICATION 2002-0457
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 075
PARCEL ADDRESS 0175 0000 BLUXOME ST, #212
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

48) Hearing, discussion, and possible action involving:

APPLICATION 2002-0458
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 076
PARCEL ADDRESS 0175 0000 BLUXOME ST, #213
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

49) Hearing, discussion, and possible action involving:

APPLICATION 2002-0459
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 077
PARCEL ADDRESS 0175 0000 BLUXOME ST, #214
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

50) Hearing, discussion, and possible action involving:

APPLICATION 2002-0460
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 078
PARCEL ADDRESS 0175 0000 BLUXOME ST, #215
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

51) Hearing, discussion, and possible action involving:

APPLICATION 2002-0461
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 079
PARCEL ADDRESS 0175 0000 BLUXOME ST, #216
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

52) Hearing, discussion, and possible action involving:

APPLICATION 2002-0462
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 080
PARCEL ADDRESS 0175 0000 BLUXOME ST, #217
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

53) Hearing, discussion, and possible action involving:

APPLICATION 2002-0463
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 081
PARCEL ADDRESS 0175 0000 BLUXOME ST, #218
TOPIC: Decline in Value
CURRENT ASSESSMENT $212,160.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: ROLL CORRECTION SUPPLEMENTAL

54) Hearing, discussion, and possible action involving:

APPLICATION 2002-0464
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 082
PARCEL ADDRESS 0175 0000 BLUXOME ST, #219
TOPIC: Decline in Value
CURRENT ASSESSMENT $265,200.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

55) Hearing, discussion, and possible action involving:

APPLICATION 2002-0465
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 083
PARCEL ADDRESS 0175 0000 BLUXOME ST, #220
TOPIC: Decline in Value
CURRENT ASSESSMENT $236,028.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

56) Hearing, discussion, and possible action involving:

APPLICATION 2002-0466
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 084
PARCEL ADDRESS 0175 0000 BLUXOME ST, #221
TOPIC: Decline in Value
CURRENT ASSESSMENT $230,724.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

57) Hearing, discussion, and possible action involving:

APPLICATION 2002-0467
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 085
PARCEL ADDRESS 0175 0000 BLUXOME ST, #222
TOPIC: Decline in Value
CURRENT ASSESSMENT $233,376.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

58) Hearing, discussion, and possible action involving:

APPLICATION 2002-0468
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 086
PARCEL ADDRESS 0175 0000 BLUXOME ST, #223
TOPIC: Decline in Value
CURRENT ASSESSMENT $236,028.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

59) Hearing, discussion, and possible action involving:

APPLICATION 2002-0469
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 087
PARCEL ADDRESS 0175 0000 BLUXOME ST, #224
TOPIC: Decline in Value
CURRENT ASSESSMENT $265,200.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

60) Hearing, discussion, and possible action involving:

APPLICATION 2002-0470
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 088
PARCEL ADDRESS 0175 0000 BLUXOME ST, #225
TOPIC: Decline in Value
CURRENT ASSESSMENT $265,200.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

61) Hearing, discussion, and possible action involving:

APPLICATION 2002-0471
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 089
PARCEL ADDRESS 0175 0000 BLUXOME ST, #226
TOPIC: Decline in Value
CURRENT ASSESSMENT $214,812.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

62) Hearing, discussion, and possible action involving:

APPLICATION 2002-0472
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 090
PARCEL ADDRESS 0175 0000 BLUXOME ST, #227
TOPIC: Decline in Value
CURRENT ASSESSMENT $214,812.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

63) Hearing, discussion, and possible action involving:

APPLICATION 2002-0473
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 091
PARCEL ADDRESS 0175 0000 BLUXOME ST, #228
TOPIC: Decline in Value
CURRENT ASSESSMENT $265,200.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

64) Hearing, discussion, and possible action involving:

APPLICATION 2002-0474
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 092
PARCEL ADDRESS 0175 0000 BLUXOME ST, #229
TOPIC: Decline in Value
CURRENT ASSESSMENT $265,200.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

65) Hearing, discussion, and possible action involving:

APPLICATION 2002-0475
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 093
PARCEL ADDRESS 0175 0000 BLUXOME ST, #230
TOPIC: Decline in Value
CURRENT ASSESSMENT $236,028.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

66) Hearing, discussion, and possible action involving:

APPLICATION 2002-0476
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 094
PARCEL ADDRESS 0175 0000 BLUXOME ST, #231
TOPIC: Decline in Value
CURRENT ASSESSMENT $233,376.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

67) Hearing, discussion, and possible action involving:

APPLICATION 2002-0477
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 095
PARCEL ADDRESS 0175 0000 BLUXOME ST, #232
TOPIC: Decline in Value
CURRENT ASSESSMENT $228,072.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

68) Hearing, discussion, and possible action involving:

APPLICATION 2002-0478
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 096
PARCEL ADDRESS 0175 0000 BLUXOME ST, #233
TOPIC: Decline in Value
CURRENT ASSESSMENT $236,028.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

69) Hearing, discussion, and possible action involving:

APPLICATION 2002-0479
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 097
PARCEL ADDRESS 0175 0000 BLUXOME ST, #234
TOPIC: Decline in Value
CURRENT ASSESSMENT $262,548.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

70) Hearing, discussion, and possible action involving:

APPLICATION 2002-0480
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 098
PARCEL ADDRESS 0175 0000 BLUXOME ST, #235
TOPIC: Decline in Value
CURRENT ASSESSMENT $212,160.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

71) Hearing, discussion, and possible action involving:

APPLICATION 2002-0481
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 099
PARCEL ADDRESS 0175 0000 BLUXOME ST, #301
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

72) Hearing, discussion, and possible action involving:

APPLICATION 2002-0482
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 100
PARCEL ADDRESS 0175 0000 BLUXOME ST, #302
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

73) Hearing, discussion, and possible action involving:

APPLICATION 2002-0483
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 101
PARCEL ADDRESS 0175 0000 BLUXOME ST, #303
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

74) Hearing, discussion, and possible action involving:

APPLICATION 2002-0484
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 102
PARCEL ADDRESS 0175 0000 BLUXOME ST, #304
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

75) Hearing, discussion, and possible action involving:

APPLICATION 2002-0485
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 103
PARCEL ADDRESS 0175 0000 BLUXOME ST, #305
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

76) Hearing, discussion, and possible action involving:

APPLICATION 2002-0486
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 104
PARCEL ADDRESS 0175 0000 BLUXOME ST, #306
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

77) Hearing, discussion, and possible action involving:

APPLICATION 2002-0487
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 105
PARCEL ADDRESS 0175 0000 BLUXOME ST, #307
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

78) Hearing, discussion, and possible action involving:

APPLICATION 2002-0488
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 106
PARCEL ADDRESS 0175 0000 BLUXOME ST, #308
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

79) Hearing, discussion, and possible action involving:

APPLICATION 2002-0489
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 107
PARCEL ADDRESS 0175 0000 BLUXOME ST, #309
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

80) Hearing, discussion, and possible action involving:

APPLICATION 2002-0490
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 108
PARCEL ADDRESS 0175 0000 BLUXOME ST, #310
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

81) Hearing, discussion, and possible action involving:

APPLICATION 2002-0491
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 109
PARCEL ADDRESS 0175 0000 BLUXOME ST, #311
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

82) Hearing, discussion, and possible action involving:

APPLICATION 2002-0492
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 110
PARCEL ADDRESS 0175 0000 BLUXOME ST, #312
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

83) Hearing, discussion, and possible action involving:

APPLICATION 2002-0493
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 111
PARCEL ADDRESS 0175 0000 BLUXOME ST, #313
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

84) Hearing, discussion, and possible action involving:

APPLICATION 2002-0494
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 112
PARCEL ADDRESS 0175 0000 BLUXOME ST, #314
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

85) Hearing, discussion, and possible action involving:

APPLICATION 2002-0495
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 113
PARCEL ADDRESS 0175 0000 BLUXOME ST, #315
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

86) Hearing, discussion, and possible action involving:

APPLICATION 2002-0496
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 114
PARCEL ADDRESS 0175 0000 BLUXOME ST, #316
TOPIC: Decline in Value
CURRENT ASSESSMENT $283,764.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

87) Hearing, discussion, and possible action involving:

APPLICATION 2002-0497
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 115
PARCEL ADDRESS 0175 0000 BLUXOME ST, #317
TOPIC: Decline in Value
CURRENT ASSESSMENT $286,416.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

88) Hearing, discussion, and possible action involving:

APPLICATION 2002-0498
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 116
PARCEL ADDRESS 0175 0000 BLUXOME ST, #318
TOPIC: Decline in Value
CURRENT ASSESSMENT $238,680.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

89) Hearing, discussion, and possible action involving:

APPLICATION 2002-0499
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 117
PARCEL ADDRESS 0175 0000 BLUXOME ST, #319
TOPIC: Decline in Value
CURRENT ASSESSMENT $267,852.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

90) Hearing, discussion, and possible action involving:

APPLICATION 2002-0500
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 118
PARCEL ADDRESS 0175 0000 BLUXOME ST, #320
TOPIC: Decline in Value
CURRENT ASSESSMENT $228,072.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

91) Hearing, discussion, and possible action involving:

APPLICATION 2002-0501
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 119
PARCEL ADDRESS 0175 0000 BLUXOME ST, #321
TOPIC: Decline in Value
CURRENT ASSESSMENT $241,332.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

92) Hearing, discussion, and possible action involving:

APPLICATION 2002-0502
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 120
PARCEL ADDRESS 0175 0000 BLUXOME ST, #322
TOPIC: Decline in Value
CURRENT ASSESSMENT $243,984.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

93) Hearing, discussion, and possible action involving:

APPLICATION 2002-0503
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 121
PARCEL ADDRESS 0175 0000 BLUXOME ST, #323
TOPIC: Decline in Value
CURRENT ASSESSMENT $228,072.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

94) Hearing, discussion, and possible action involving:

APPLICATION 2002-0504
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 122
PARCEL ADDRESS 0175 0000 BLUXOME ST, #324
TOPIC: Decline in Value
CURRENT ASSESSMENT $267,852.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

95) Hearing, discussion, and possible action involving:

APPLICATION 2002-0505
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 123
PARCEL ADDRESS 0175 0000 BLUXOME ST, #325
TOPIC: Decline in Value
CURRENT ASSESSMENT $273,156.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

96) Hearing, discussion, and possible action involving:

APPLICATION 2002-0506
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 124
PARCEL ADDRESS 0175 0000 BLUXOME ST, #326
TOPIC: Decline in Value
CURRENT ASSESSMENT $273,156.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

97) Hearing, discussion, and possible action involving:

APPLICATION 2002-0507
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 125
PARCEL ADDRESS 0175 0000 BLUXOME ST, #327
TOPIC: Decline in Value
CURRENT ASSESSMENT $267,852.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

98) Hearing, discussion, and possible action involving:

APPLICATION 2002-0508
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 126
PARCEL ADDRESS 0175 0000 BLUXOME ST, #328
TOPIC: Decline in Value
CURRENT ASSESSMENT $228,072.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

99) Hearing, discussion, and possible action involving:

APPLICATION 2002-0509
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 127
PARCEL ADDRESS 0175 0000 BLUXOME ST, #329
TOPIC: Decline in Value
CURRENT ASSESSMENT $243,984.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

100 Hearing, discussion, and possible action involving:

APPLICATION 2002-0510
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 128
PARCEL ADDRESS 0175 0000 BLUXOME ST, #330
TOPIC: Decline in Value
CURRENT ASSESSMENT $236,028.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

101 Hearing, discussion, and possible action involving:

APPLICATION 2002-0511
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 129
PARCEL ADDRESS 0175 0000 BLUXOME ST, #331
TOPIC: Decline in Value
CURRENT ASSESSMENT $230,724.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

102 Hearing, discussion, and possible action involving:

APPLICATION 2002-0512
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 130
PARCEL ADDRESS 0175 0000 BLUXOME ST, #332
TOPIC: Decline in Value
CURRENT ASSESSMENT $265,200.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

103 Hearing, discussion, and possible action involving:

APPLICATION 2002-0513
APPLICANT: 175 BLUXOME LLC
PARCEL NO. 3785 131
PARCEL ADDRESS 0175 0000 BLUXOME ST, #333
TOPIC: Decline in Value
CURRENT ASSESSMENT $236,028.00 APPLICANT'S OPINION $100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, October 21, 2003 at 9:35 a.m.

Present: Carol Ruth Silver, Alec Lambie, and Peter Fatooh

DOCUMENTS DEPT.
OCT 31 2003
SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Peter Fatooh, Presiding

F
977
#2
10/21/03

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications. The Board's action was to bifurcate these proceedings. The Board will first hear legal arguments from both parties as to whether this property should be valued as apartments versus condominiums.

Appeal No.	Name	Disposition
2002-0412	175 Bluxome LLC	Continued to 12/5/03
2002-0413	175 Bluxome LLC	Continued to 12/5/03
2002-0414	175 Bluxome LLC	Continued to 12/5/03
2002-0415	175 Bluxome LLC	Continued to 12/5/03
2002-0416	175 Bluxome LLC	Continued to 12/5/03
2002-0417	175 Bluxome LLC	Continued to 12/5/03
2002-0418	175 Bluxome LLC	Continued to 12/5/03
2002-0419	175 Bluxome LLC	Continued to 12/5/03
2002-0420	175 Bluxome LLC	Continued to 12/5/03
2002-0421	175 Bluxome LLC	Continued to 12/5/03
2002-0422	175 Bluxome LLC	Continued to 12/5/03
2002-0423	175 Bluxome LLC	Continued to 12/5/03
2002-0424	175 Bluxome LLC	Continued to 12/5/03
2002-0425	175 Bluxome LLC	Continued to 12/5/03
2002-0426	175 Bluxome LLC	Continued to 12/5/03
2002-0427	175 Bluxome LLC	Continued to 12/5/03
2002-0428	175 Bluxome LLC	Continued to 12/5/03
2002-0429	175 Bluxome LLC	Continued to 12/5/03
2002-0430	175 Bluxome LLC	Continued to 12/5/03
2002-0431	175 Bluxome LLC	Continued to 12/5/03
2002-0432	175 Bluxome LLC	Continued to 12/5/03
2002-0433	175 Bluxome LLC	Continued to 12/5/03
2002-0434	175 Bluxome LLC	Continued to 12/5/03
2002-0435	175 Bluxome LLC	Continued to 12/5/03
2002-0436	175 Bluxome LLC	Continued to 12/5/03
2002-0437	175 Bluxome LLC	Continued to 12/5/03
2002-0438	175 Bluxome LLC	Continued to 12/5/03
2002-0439	175 Bluxome LLC	Continued to 12/5/03
2002-0440	175 Bluxome LLC	Continued to 12/5/03

2002-0441	175 Bluxome LLC	Continued to 12/5/03
2002-0442	175 Bluxome LLC	Continued to 12/5/03
2002-0443	175 Bluxome LLC	Continued to 12/5/03
2002-0444	175 Bluxome LLC	Continued to 12/5/03
2002-0445	175 Bluxome LLC	Continued to 12/5/03
2002-0446	175 Bluxome LLC	Continued to 12/5/03
2002-0447	175 Bluxome LLC	Continued to 12/5/03
2002-0448	175 Bluxome LLC	Continued to 12/5/03
2002-0449	175 Bluxome LLC	Continued to 12/5/03
2002-0450	175 Bluxome LLC	Continued to 12/5/03
2002-0451	175 Bluxome LLC	Continued to 12/5/03
2002-0452	175 Bluxome LLC	Continued to 12/5/03
2002-0453	175 Bluxome LLC	Continued to 12/5/03
2002-0454	175 Bluxome LLC	Continued to 12/5/03
2002-0455	175 Bluxome LLC	Continued to 12/5/03
2002-0456	175 Bluxome LLC	Continued to 12/5/03
2002-0457	175 Bluxome LLC	Continued to 12/5/03
2002-0458	175 Bluxome LLC	Continued to 12/5/03
2002-0459	175 Bluxome LLC	Continued to 12/5/03
2002-0460	175 Bluxome LLC	Continued to 12/5/03
2002-0461	175 Bluxome LLC	Continued to 12/5/03
2002-0462	175 Bluxome LLC	Continued to 12/5/03
2002-0463	175 Bluxome LLC	Continued to 12/5/03
2002-0464	175 Bluxome LLC	Continued to 12/5/03
2002-0465	175 Bluxome LLC	Continued to 12/5/03
2002-0466	175 Bluxome LLC	Continued to 12/5/03
2002-0467	175 Bluxome LLC	Continued to 12/5/03
2002-0468	175 Bluxome LLC	Continued to 12/5/03
2002-0469	175 Bluxome LLC	Continued to 12/5/03
2002-0470	175 Bluxome LLC	Continued to 12/5/03
2002-0471	175 Bluxome LLC	Continued to 12/5/03
2002-0472	175 Bluxome LLC	Continued to 12/5/03
2002-0473	175 Bluxome LLC	Continued to 12/5/03
2002-0474	175 Bluxome LLC	Continued to 12/5/03
2002-0475	175 Bluxome LLC	Continued to 12/5/03
2002-0476	175 Bluxome LLC	Continued to 12/5/03
2002-0477	175 Bluxome LLC	Continued to 12/5/03
2002-0478	175 Bluxome LLC	Continued to 12/5/03
2002-0479	175 Bluxome LLC	Continued to 12/5/03
2002-0480	175 Bluxome LLC	Continued to 12/5/03
2002-0481	175 Bluxome LLC	Continued to 12/5/03
2002-0482	175 Bluxome LLC	Continued to 12/5/03
2002-0483	175 Bluxome LLC	Continued to 12/5/03
2002-0484	175 Bluxome LLC	Continued to 12/5/03
2002-0485	175 Bluxome LLC	Continued to 12/5/03
2002-0486	175 Bluxome LLC	Continued to 12/5/03
2002-0487	175 Bluxome LLC	Continued to 12/5/03
2002-0488	175 Bluxome LLC	Continued to 12/5/03
2002-0489	175 Bluxome LLC	Continued to 12/5/03
2002-0490	175 Bluxome LLC	Continued to 12/5/03

2002-0491	175 Bluxome LLC	Continued to 12/5/03
2002-0492	175 Bluxome LLC	Continued to 12/5/03
2002-0493	175 Bluxome LLC	Continued to 12/5/03
2002-0494	175 Bluxome LLC	Continued to 12/5/03
2002-0495	175 Bluxome LLC	Continued to 12/5/03
2002-0496	175 Bluxome LLC	Continued to 12/5/03
2002-0497	175 Bluxome LLC	Continued to 12/5/03
2002-0498	175 Bluxome LLC	Continued to 12/5/03
2002-0499	175 Bluxome LLC	Continued to 12/5/03
2002-0500	175 Bluxome LLC	Continued to 12/5/03
2002-0501	175 Bluxome LLC	Continued to 12/5/03
2002-0502	175 Bluxome LLC	Continued to 12/5/03
2002-0503	175 Bluxome LLC	Continued to 12/5/03
2002-0504	175 Bluxome LLC	Continued to 12/5/03
2002-0505	175 Bluxome LLC	Continued to 12/5/03
2002-0506	175 Bluxome LLC	Continued to 12/5/03
2002-0507	175 Bluxome LLC	Continued to 12/5/03
2002-0508	175 Bluxome LLC	Continued to 12/5/03
2002-0509	175 Bluxome LLC	Continued to 12/5/03
2002-0510	175 Bluxome LLC	Continued to 12/5/03
2002-0511	175 Bluxome LLC	Continued to 12/5/03
2002-0512	175 Bluxome LLC	Continued to 12/5/03
2002-0513	175 Bluxome LLC	Continued to 12/5/03

Following the Board's decision on the legal argument as to whether the property should be valued as apartments or condominiums, the Board will then hear evidence and testimony as to the actual valuation for the above listed applications.

There being no further business, the Board, at the hour of 1:45 p.m., recessed to reconvene Wednesday, October 22, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on October 24, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, October 22, 2003
10:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) CLOSED SESSION – to review with legal counsel and finalize findings of fact for the following applications:

A) Application: 2001-0784
Applicant: City-Core-Powell Street, LLC
Parcel No: 0314 008
Parcel Address: 222 Powell Street
Taxable Roll Year: 2000 Supplemental
Appeal Type: Real Property

B) Application: 2001-0785
Applicant: City-Core-Powell Street, LLC
Parcel No: 0314 008
Parcel Address: 222 Powell Street
Taxable Roll Year: 2001 Supplemental
Appeal Type: Real Property

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

DOCUMENTS DE
OCT - 6 2003
SAN FRANCISCO
PUBLIC LIBRARY

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, October 22, 2003 at 10:35 a.m.

Present: Peter Fatooh and Diane Robinson

Quorum present

Chairperson: Peter Fatooh, Presiding

DOCUMENTS DEPT.
OCT 3 1 2003
SAN FRANCISCO
PUBLIC LIBRARY

The Board began its meeting in open session. There was no public comment given, so at the hour of 10:39 the Board convened into closed session to review, edit and finalize the findings of fact for the below listed applications. At the hour of 11:43 the Board reconvened in open session and took action by announcing its decision of assessed value for the property and various roll years at issue on the following applications:

Appeal No.	Name	Disposition
2001-0784	City-Core-Powell Street LLC	Denied; 2 to 1 vote with Member Fatooh as the dissenting vote
2001-0785	City-Core-Powell Street LLC	Denied; 2 to 1 vote with Member Fatooh as the dissenting vote

RECESS

There being no further business, the Board, at the hour of 11:45 a.m. recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:33 p.m.

Present: Diane Robinson and Thomas Ramm

Quorum present

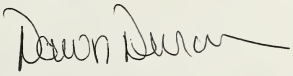
Chairperson: Diane Robinson, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-2245	Bruce Toy	Board bifurcated the matter of the applications being timely filed from valuation issue based on change of ownership; the issue of the appeal as timely filed was submitted.
2002-2246	Bruce Toy	Board bifurcated the matter of the applications being timely filed from valuation issue based on change of ownership; the issue of the appeal as timely filed was submitted.
2002-2247	Bruce Toy	Board bifurcated the matter of the applications being timely filed from valuation issue based on change of ownership; the issue of the appeal as timely filed was submitted.
2002-2248	Bruce Toy	Board bifurcated the matter of the applications being timely filed from valuation issue based on change of ownership; the issue of the appeal as timely filed was submitted.
2002-2249	Bruce Toy	Board bifurcated the matter of the applications being timely filed from valuation issue based on change of ownership; the issue of the appeal as timely filed was submitted.

There being no further business, the Board, at the hour of 3:21 p.m., recessed to reconvene Thursday, October 23, 2003 at 9:30 a.m.

Gloria L. Young
Clerk



Dawn Duran
Administrator

Approved by the Board on October 24, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, October 22, 2003
1:30 PM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT - 6 2003
SAN FRANCISCO
PUBLIC LIBRARY

APPLICATION 2002-2245
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 - 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $234,328.00 APPLICANT'S OPINION: $67,541.00
TAXABLE YEAR: 1994
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-2246
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 - 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $237,116.00 APPLICANT'S OPINION: $68,346.00
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-2247
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 - 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $239,747.00 APPLICANT'S OPINION: $69,104.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-2248
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 - 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $509,264.00 APPLICANT'S OPINION: $40,485.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-2249
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 - 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $500,000.00 APPLICANT'S OPINION: $70,485.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

77
1
10/23/03

Assessment Appeals Board 2 Hearing

Room 406, City Hall

Thursday, October 23, 2003 To Thursday, October 23, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT
OCT 16 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-1745
APPLICANT: MAY E. KLAUS 1992 TRUST
PARCEL NO. 1181 001
PARCEL ADDRESS 0719 0000 SCOTT ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $2,801,261.00 APPLICANT'S OPINION $1,206,385.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

10-16-03A10:58 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1746
APPLICANT: MAY E. KLAUS 1992 TRUST
PARCEL NO. 1181 001
PARCEL ADDRESS 0719 0000 SCOTT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $2,862,409.00 APPLICANT'S OPINION $1,206,385.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 15 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2003-0054
APPLICANT: MAIONCHI, DOMINIC
PARCEL NO. 0938 016
PARCEL ADDRESS 2599 0000 LOMBARD ST,
TOPIC:
CURRENT ASSESSMENT $3,411,692.00 APPLICANT'S OPINION $1,900,000.00
TAXABLE YEAR 2003
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2003-0080
APPLICANT: EPIS, BARBARA
PARCEL NO. 1805 012
PARCEL ADDRESS 1453 0000 48TH AVE,
TOPIC:
CURRENT ASSESSMENT $819,918.00 APPLICANT'S OPINION $650,918.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2003-0096
APPLICANT: RAGBOTRA, KAMALJIT
PARCEL NO. 2003003026
PARCEL ADDRESS 00003501 00000000 MISSION ST, 0000
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $23,508.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 2003
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2003-0120
APPLICANT: THEODORE, SUSAN
PARCEL NO. 2203 056
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $737,997.00 APPLICANT'S OPINION $357,004.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

8) Hearing, discussion, and possible action involving:

APPLICATION 2003-0125
APPLICANT: WEBB, GERALD
PARCEL NO. 1740 024
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $716,434.00 APPLICANT'S OPINION $498,759.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

9) Hearing, discussion, and possible action involving:

APPLICATION 2003-0126
APPLICANT: PAUL HASTINGS JANOFSKY & WALKE
PARCEL NO. 2003208886
PARCEL ADDRESS 00000055 00000000 02ND ST, 2400
TOPIC: Decline in Value
CURRENT ASSESSMENT $7,323,622.00 APPLICANT'S OPINION $300,000.00
TAXABLE YEAR 2003
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2003-0127
APPLICANT: SUNG, DON
PARCEL NO. 6549 006
PARCEL ADDRESS 0108 0000 CLIPPER ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $955,000.00 APPLICANT'S OPINION $800,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

11) Hearing, discussion, and possible action involving:

APPLICATION 2003-0141
APPLICANT: THEODORE, SUSAN
PARCEL NO. 2203 056
PARCEL ADDRESS ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $742,756.00 APPLICANT'S OPINION $357,498.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

12) Hearing, discussion, and possible action involving:

APPLICATION 2003-0142
APPLICANT: THEODORE, SUSAN
PARCEL NO. 2203 056
PARCEL ADDRESS ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $757,610.00 APPLICANT'S OPINION $369,159.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
10/23/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

DOCUMENTS DEPT.

NOV 14 2003

SAN FRANCISCO
PUBLIC LIBRARY

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, October 23, 2003 at 9:40a.m.

Present: John McGary, Adrienne Lacau and Donald Schmidt

Quorum present

Chairperson: Donald Schmidt, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1745	May E. Klaus 1992 Trust	Postponed
2002-1746	May E. Klaus 1992 Trust	Postponed
2003-0080	Barbara Epis	A.V.Lowered (Board)
2003-0125	Gerald Webb	A.V.Lowered (Board)
2003-0127	Don Sung	A.V.Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to be present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2003-0054	Dominic Maionchi	Postponed
2003-0096	Kamaljit Ragbotra	Withdrawn
2003-0120	Susan Theodore	Postponed
2003-0126	Paul Hastings Janofsky &	Postponed
2003-0141	Susan Theodore	Postponed
2003-0142	Susan Theodore	Postponed

There being no further business, the Board, at the hour of 11:30 a.m., recessed to reconvene Thursday, October 30, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, October 30, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Thursday, October 23, 2003 To Thursday, October 23, 2003

1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 16 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-1169
APPLICANT: TMG ESSEX ASSOCIATES, LP
PARCEL NO. 0176 003A
PARCEL ADDRESS 0843 0000 MONTGOMERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $2,040,000.00 APPLICANT'S OPINION $500,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10-16-03A10:59 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1170
APPLICANT: TMG ESSEX ASSOCIATES, LP
PARCEL NO. 0176 003
PARCEL ADDRESS 0847 0000 MONTGOMERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $1,785,000.00 APPLICANT'S OPINION $500,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 15 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Thursday, October 23, 2003 To Thursday, October 23, 2003
1:30 PM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1171
APPLICANT: TMG ONE MARKET, LP
PARCEL NO. 3713 006
PARCEL ADDRESS 0001 0000 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $60,121,619.00 APPLICANT'S OPINION $40,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
10/24/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Friday, October 24, 2003 To Friday, October 24, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 16 2003
SAN FRANCISCO PUBLIC LIBRARY
10-16-03A10:59 RCVD

APPLICATION 2001-0146

APPLICANT: TRANSAMERICA REALTY SERVICES, INC.
PARCEL NO. 3768 016
PARCEL ADDRESS 0002 0000 BRYANT ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $13,700,000.00 APPLICANT'S OPINION $10,000,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: WITHDRAWN

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-0317

APPLICANT: MEIYAN ENTERPRISES, INC.
PARCEL NO. 0326 022
PARCEL ADDRESS 0156 ELLIS ST,
TOPIC:
CURRENT ASSESSMENT $6,278,558.00 APPLICANT'S OPINION $4,900,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
OCT 15 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2001-0874
APPLICANT: TRANSAMERICA REALTY SERVICES, INC.
PARCEL NO. 3768 016
PARCEL ADDRESS 0002 0000 BRYANT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $13,974,000.00 APPLICANT'S OPINION $9,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Friday, October 24, 2003 at 9:43 a.m.

DOCUMENTS DEPT.
OCT 31 2003
SAN FRANCISCO
PUBLIC LIBRARY

Present: Peter Fatooh, Thomas Ramm and Diane Robinson

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2001-0146	Transamerica Realty Services	Withdrawn
2001-0317	Meiyan Enterprises, Inc.	Denied – No Show
2001-0874	Transamerica Realty Services	Withdrawn

There being no further business, the Board, at the hour of 9:55 a.m., recessed to reconvene Monday, October 27, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on October 27, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
10/27/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Monday, October 27, 2003 To Tuesday, October 28, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 23 2003
SAN FRANCISCO
PUBLIC LIBRARY

APPLICATION 1998-0662
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3706 095
PARCEL ADDRESS ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $304,525,000.00 APPLICANT'S OPINION $250,300,000.00
TAXABLE YEAR 1998
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

10-23-03A10:26 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 1998-0662
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3706 095
PARCEL ADDRESS ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $304,525,000.00 APPLICANT'S OPINION $250,300,000.00
TAXABLE YEAR 1998
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

DATE POSTED
OCT 21 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 1998-0663
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3723 112
PARCEL ADDRESS ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $20,475,000.00 APPLICANT'S OPINION $5,100,000.00
TAXABLE YEAR 1998
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 1998-0663
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3723 112
PARCEL ADDRESS ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $20,475,000.00 APPLICANT'S OPINION $5,100,000.00
TAXABLE YEAR 1998
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 1998-0664
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3706 016
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $23,117.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 1998
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 1998-0664
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3706 016
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $23,117.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 1998
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 1999-0553
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3706 095
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $346,153,000.00 APPLICANT'S OPINION $250,000,000.00
TAXABLE YEAR 1999
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 1999-0553
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3706 095
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $346,153,000.00 APPLICANT'S OPINION $250,000,000.00
TAXABLE YEAR 1999
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2000-0557
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3706 095
PARCEL ADDRESS ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $353,049,060.00 APPLICANT'S OPINION $250,000,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2000-0557
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3706 095
PARCEL ADDRESS ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $353,049,060.00 APPLICANT'S OPINION $250,000,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2001-0309
APPLICANT: MARRIOTT HOTEL
PARCEL NO. 3706 095
PARCEL ADDRESS ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $360,110,041.00 APPLICANT'S OPINION $322,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION	2001-0309		
APPLICANT:	MARRIOTT HOTEL		
PARCEL NO.	3706 095		
PARCEL ADDRESS	,		
TOPIC:	Decline in Value		
CURRENT ASSESSMENT	$360,110,041.00	APPLICANT'S OPINION	$322,000,000.00
TAXABLE YEAR	2001		
APPEAL TYPE:	Possessory Interest		
ROLL TYPE:	REGULAR		

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

DOCUMENTS DEPT.
OCT 31 2003
SAN FRANCISCO
PUBLIC LIBRARY

SF
A77
#2
10/27/03

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, October 27, 2003 at 9:34 a.m.

Present: Alec Lambie, Peter Fatooh and Gordon Huseby

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present, the Board, at the hour of 9:50 a.m., recessed to allow the parties time to discuss their valuation differences and to allow the taxpayer's agent time to obtain a declaration from their client that certain evidence to be presented at the hearing relates to trade secrets pursuant to Property Tax Rule 313(g)(2) and Revenue and Taxation code section 1605.4.

Following the recess, the Board reconvened at the hour of 11:22, and took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
1998-0662	Marriott Hotel	Postponed at taxpayer's request
1998-0663	Marriott Hotel	Postponed at taxpayer's request
1998-0664	Marriott Hotel	Postponed at taxpayer's request
1999-0553	Marriott Hotel	Postponed at taxpayer's request
2000-0557	Marriott Hotel	Postponed at taxpayer's request
2001-0309	Marriott Hotel	Postponed (previously approved)

There being no further business, the Board, at the hour of 11:28 a.m., recessed to reconvene Tuesday, October 28, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, October 28, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

DOCUMENTS DEPT
OCT 23 2003
SAN FRANCISCO PUBLIC LIBRARY

SF
A77
#1
10/28/03
closed

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 1** HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

TUESDAY, OCTOBER 28, 2003
9:30 AM

10-23-03A10:26 RCVD

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public Comment on any agenda item.

2) **CLOSED SESSION** (Pursuant to Revenue and Taxation Code Section 1605.4)

Review and Discuss legal issues with counsel regarding assessor's office response to Taxpayer's letter dated August 29, 2003.
Application No. 2002-0123 filed by Southbourne Inc.
Regular Appeal for Property located at 340 Stockton Street
Assessed Value: $22,743,652
Applicant's Opinion of Value: $10,000,000

3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

DATE POSTED
OCT 21 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall; by mail to Clerk of the Board of Supervisors, #1 Dr. Carlton B. Goodlett Place, Room 244, by phone at 415.554.7724, by fax at 415.554.5163, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a free copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
10/29/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Wednesday, October 29, 2003 To Wednesday, October 29, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 23 2003
SAN FRANCISCO
PUBLIC LIBRARY

APPLICATION 2001-0231

APPLICANT: HARRISON 160, LLC

PARCEL NO. 3745 008

PARCEL ADDRESS 0160 0000 HARRISON ST,

TOPIC: Base Year / New Construction

CURRENT ASSESSMENT $94,440,000.00 APPLICANT'S OPINION $38,360,000.00

TAXABLE YEAR 2001

APPEAL TYPE: Real Property

ROLL TYPE: REGULAR

10-23-03A10:56 RCVD

DATE POSTED
OCT 21 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, October 29, 2003 at 9:35 a.m.

DOCUMENTS DEPT.

NOV 14 2003

SAN FRANCISCO
PUBLIC LIBRARY

Present: Gordon Huseby, Diane Robinson, and Hays Miles

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2001-0231	Harrison 160, LLC	Continued

There being no further business, the Board, at the hour of 11:00 a.m., recessed to reconvene Tuesday, November 4, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, November 4, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

ET
A77
#1
10/30/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Thursday, October 30, 2003 To Thursday, October 30, 2003

1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 23 2003
SAN FRANCISCO
PUBLIC LIBRARY

APPLICATION 2002-0123

APPLICANT: SOUTHBOURNE INC.
PARCEL NO. 0294 013
PARCEL ADDRESS 0340 0000 STOCKTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $23,431,819.00 APPLICANT'S OPINION $10,688,162.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10-23-03*10:25 RCVD

DATE POSTED
OCT 21 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
10/30/03

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Thursday, October 30, 2003 To Thursday, October 30, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 23 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-1219
APPLICANT: DFS GROUP LIMITED
PARCEL NO. 2002208081
PARCEL ADDRESS 00000233 00000000 GEARY ST,
TOPIC:
CURRENT ASSESSMENT $19,007,210.00 APPLICANT'S OPINION $9,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

10-23-03A10:23 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1220
APPLICANT: DFS GROUP LIMITED
PARCEL NO. 2002201150
PARCEL ADDRESS 00000525 00000000 MARKET ST, 3300
TOPIC:
CURRENT ASSESSMENT $10,516,826.00 APPLICANT'S OPINION $7,300,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
OCT 21 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1222
APPLICANT: MORGAN STANLEY
PARCEL NO. 2002209639
PARCEL ADDRESS 00000101 00000000 CALIFORNIA ST, 0800
TOPIC:
CURRENT ASSESSMENT $6,170,142.00 APPLICANT'S OPINION $3,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1227
APPLICANT: COUDERT BROTHERS
PARCEL NO. 2002201098
PARCEL ADDRESS 00002801 00000000 LEAVENWORTH ST, 0300
TOPIC:
CURRENT ASSESSMENT $5,153,344.00 APPLICANT'S OPINION $2,500,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1478
APPLICANT: BURNS PHILP FOOD, INC.
PARCEL NO. 2002900325
PARCEL ADDRESS 00000222 00000000 SUTTER ST, 0900
TOPIC:
CURRENT ASSESSMENT $642,300.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1597
APPLICANT: WILLIAMS - SONOMA, INC.
PARCEL NO. 2002208408
PARCEL ADDRESS 00000575 00000000 FLORIDA ST,
TOPIC:
CURRENT ASSESSMENT $3,773,131.00 APPLICANT'S OPINION $900,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1598
APPLICANT: WILLIAMS - SONOMA, INC.
PARCEL NO. 2002208172
PARCEL ADDRESS 00000151 00000000 UNION ST,
TOPIC:
CURRENT ASSESSMENT $10,127,985.00 APPLICANT'S OPINION $5,700,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2159
APPLICANT: RAMIREZ, GABINO
PARCEL NO. 4940 013
PARCEL ADDRESS 1385 0000 FITZGERALD AVE,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $590,571.00 APPLICANT'S OPINION $480,574.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

10) Hearing, discussion, and possible action involving:

APPLICATION 2003-0005
APPLICANT: LAM, GEORGE
PARCEL NO. 1511 001
PARCEL ADDRESS 6901 0000 GEARY BLVD,
TOPIC: Decline in Value
CURRENT ASSESSMENT $2,861,100.00 APPLICANT'S OPINION $1,500,000.00
TAXABLE YEAR 2003
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2003-0016
APPLICANT: WONG, CATHERINE
PARCEL NO. 2362 019
PARCEL ADDRESS 2332 0000 TARAVAL ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $1,531,775.00 APPLICANT'S OPINION $1,150,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: WITHDRAWN

12) Hearing, discussion, and possible action involving:

APPLICATION 2003-0038
APPLICANT: SIU, YEE KEUNG
PARCEL NO. 3283 195
PARCEL ADDRESS 1728 1770 OCEAN AVE,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $2,575,322.00 APPLICANT'S OPINION $2,225,324.00
TAXABLE YEAR 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

13) Hearing, discussion, and possible action involving:

APPLICATION 2003-0039
APPLICANT: SIU, YEE KEUNG
PARCEL NO. 3283 195
PARCEL ADDRESS 1728 1770 OCEAN AVE,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $2,619,828.00 APPLICANT'S OPINION $2,269,828.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

14) Hearing, discussion, and possible action involving:

APPLICATION 2003-0040
APPLICANT: SIU, YEE KEUNG
PARCEL NO. 3283 195
PARCEL ADDRESS 1728 1770 OCEAN AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT $2,672,224.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

15) Hearing, discussion, and possible action involving:

APPLICATION 2003-0041
APPLICANT: SIU, YEE KEUNG
PARCEL NO. 3283 195
PARCEL ADDRESS 1728 1770 OCEAN AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT $2,725,666.00 APPLICANT'S OPINION $2,361,529.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
10/30/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, October 30, 2003 at 9:30 a.m.

Present: Lawrence Lee, Adrienne Lacau, and John McGary

Quorum present

Chairperson: Lawrence Lee, Presiding

DOCUMENTS DEPT.
NOV 14 2003
SAN FRANCISCO
PUBLIC LIBRARY

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1478	Burns Philp Food, Inc	Withdrawn
2002-1597	Williams Sonoma, Inc.	Postponed
2002-1598	Williams Sonoma, Inc.	Postponed
2003-0005	George Lam	A.V.Lowered (Board)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1219	DFS Group Limited	Postponed
2002-1220	DFS Group Limited	Postponed
2002-1222	Morgan Stanley	Withdrawn
2002-1227	Coudert Brothers	Withdrawn
2002-1259	Gabino Ramirez	Withdrawn
2003-0016	Catherine Wong	Withdrawn
2003-0038	Yee Keung Siu	Postponed
2003-0039	Yee Keung Siu	Postponed
2003-0040	Yee Keung Siu	Postponed
2003-0041	Yee Keung Siu	Postponed

There being no further business, the Board, at the hour of 10:40 a.m., recessed to reconvene Thursday, November 6, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, November 6, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

SF
A77
#1
10/31/03
closed

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 1** HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

FRIDAY, OCTOBER 31, 2003
9:30 AM

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public Comment on any agenda item.

2) **CLOSED SESSION** (Pursuant to Revenue and Taxation Code Section 1605.4)

Review and discuss legal issues with counsel regarding grandparent to grandchild exclusion for reassessment and deliberate the following application:

DOCUMENTS DEPT.
OCT - 6 2003
SAN FRANCISCO
PUBLIC LIBRARY

Application Number: 2002-0907
Applicant: Leroy Beasley
Parcel: Block 5307, Lot 028 / 1535 McKinnon Avenue
Type: 2000 Base Year Appeal
Assessed Value: $247,016 Applicant's Opinion of Value: $20,270

3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

DATE POSTED
OCT 0 1 2003
Assessment Appeals Board

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall; by mail to Clerk of the Board of Supervisors, #1 Dr. Carlton B. Goodlett Place, Room 244, by phone at 415.554.7724, by fax at 415.554.5163, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a free copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

F
77
2
10/31/03

In the closed session meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Friday, October 31, 2003 at 9:45 a.m.

DOCUMENTS DEPT.
NOV 14 2003
SAN FRANCISCO
PUBLIC LIBRARY

Present: Alec Lambie and Tom Ramm

Quorum present

Chairperson: Alec Lambie, Presiding

The Board opened its meeting at 9:45 a.m. in open session for public comment. There was no public comment given, so at the hour of 9:49, the Board went into closed session to discuss with its legal counsel the issue of grandparent to grandchild exclusion and to deliberate the valuation of the below listed applications affecting the Assessment Roll.

At the hour of 10:38 a.m. the Board reconvened in open session and took action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2002-0097	Leroy Beasley	Split vote; Member Ramm dissented

There being no further business, the Board, at the hour of 10:47 a.m., recessed to reconvene Monday, November 3, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, November 4, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the Special Joint Meeting of Assessment Appeals Boards Number 1 and Number 2 for the City and County of San Francisco, Monday, November 3, 2003 at 9:40 a.m.

DOCUMENTS DEPT.
FEB 26 2004
SAN FRANCISCO
PUBLIC LIBRARY

1. Roll Call.

Present:

Board 1	Board 2
Peter Fatooh	Adrienne Lacau
Alec Lambie	Lawrence Lee
Diane Robinson	Donald Schmidt
Thomas Ramm	John McGary
Gordon Huseby	Donna Crowder
Hayes Miles	Richard Lee
David Wilbur	Joseph Tham

- Quorum Present

2. Selection of a Chairperson for the Joint Meeting.

- The Board voted Peter Fatooh to serve as Chair for the meeting.

3. Public Comment (for items on the agenda as well as items not on the agenda but under the jurisdiction of the Boards).

- There was no public comment at this time.

- The Board acknowledged and thanked Assessor for her presence at the meeting. The Board also acknowledged Mark Ong in audience. Mr. Ong is with the firm of PricewaterhouseCoopers, representing various taxpayers for assessment appeal matters before the Board.

4. Further discussion was held with Rich Hillis of the Assessor's office, regarding the assessor's proposed changes to the San Francisco Administrative Code by adding two new sections. The first new section, 2B.21, relates to the production and inspection demand procedures per Revenue & Taxation Code §441. The second new section, 2B.22, relates to establishing and implementing procedures for prehearing conferences in accordance with Property Tax Rule 305.2.

- *ACTION:* No final action was taken on this item. The Board continued this item for further discussion and possible action at a later date. The Board asked the legal counsel and staff of the Assessment Appeals Board to meet with the staff and legal counsel of the Assessor's office to revise and edit the proposed draft, and to incorporate verbiage in response to comments expressed by the Board.

5. A brief discussion was held regarding the physical inspection of property by the Assessor for the purpose of assessing the property.

   - This was a discussion item only. No action was taken by the Board.

6. In response to Board's request at the previous Joint Board Meeting of July 21, 2003, further discussion was held on the following matters:

   - Revenue & Taxation Code §441 as it relates to real property; this was a discussion item only. No action was taken by the Board.

   - A 3-person panel versus a single hearing officer to officiate prehearing conferences; this was also a discussion item only. No action was taken by the Board.

7. The Administrator provided the Board with the following reports:

   - Responding to the Board's request at the previous Joint Board Meeting of July 21, 2003, the results of a survey made of other counties regarding their implementation of Property Tax Rule 305.2, Prehearing Conferences. Also included, if made available, were copies of the procedures adopted by the applicable counties in establishing prehearing conferences.

   - A brief overview of the standard monthly activity reports prepared by AAB staff.

8. Public comment was heard from Mark Ong in response to questions directed to him by the Board.

There being no further business before the Joint Board, at the hour of 11:52 a.m., adjourned until its next scheduled Joint Board Meeting.

Gloria L Young
Clerk of the Board

Dawn Duran
Administrator

Approved by Board 1 and Board 2 on February 23, 2004

San Francisco

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/4/03

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, November 04, 2003 To Tuesday, November 04, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

DOCUMENTS DEPT
OCT 31 2003
SAN FRANCISCO
PUBLIC LIBRARY

2) Hearing, discussion, and possible action

APPLICATIO	2001-0312
APPLICAN	TOY, WILFRED
PARCEL	0155 035
PARCEL	1630 1634 HYDE ST,
TOPIC	Board to consider applicant's request to reinstate this application which was previously Denying this application for lack of appearance at September 30, 2003 hearing.

CURRENT	$780,300.00	APPLICANT'S	$114,334.00
TAXABLE	2001		
APPEAL	Real Property		
ROLL	REGULAR		

10-31-03A10:49 RCVD

3) Hearing, discussion, and possible action

APPLICATIO	2002-0986
APPLICAN	PATRIOT AMERICAN HOSPITALITY INC.
PARCEL	3705 023
PARCEL	0085 0099 05TH ST,
TOPIC	Decline in Value

CURRENT	$4,189,457.00	APPLICANT'S	$6,000,000.00
TAXABLE	2002		
APPEAL	Real Property		
ROLL	REGULAR		

DATE POSTED
OCT 28 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action

APPLICATIO	2002-1023		
APPLICAN	TRANSCONTINENTAL MAJESTIC CORP.		
PARCEL	0673 005		
PARCEL	1500 0000 SUTTER ST,		
TOPIC	Decline in Value		
CURRENT	$6,303,932.00	APPLICANT'S	$3,156,907.00
TAXABLE	2002		
APPEAL	Real Property		
ROLL	REGULAR		

5) Hearing, discussion, and possible action

APPLICATIO	2002-1134		
APPLICAN	GLIDE ECONOMIC DEVELOPMENT CORP.		
PARCEL	0331 003		
PARCEL	0141 MASON ST,		
TOPIC			
CURRENT	$2,775,000.00	APPLICANT'S	$882,000.00
TAXABLE	2001		
APPEAL	Real Property		
ROLL	SUPPLEMENTAL		

6) Hearing, discussion, and possible action

APPLICATIO	2002-1135		
APPLICAN	GLIDE ECONOMIC DEVELOPMENT CORP.		
PARCEL	0331 002		
PARCEL	0149 0151 MASON ST,		
TOPIC	Other		
CURRENT	$1,500,000.00	APPLICANT'S	$462,000.00
TAXABLE	2001		
APPEAL	Real Property		
ROLL	SUPPLEMENTAL		

7) Hearing, discussion, and possible action

APPLICATIO	2002-1136		
APPLICAN	GLIDE ECONOMIC DEVELOPMENT CORP.		
PARCEL	0331 004		
PARCEL	0125V MASON ST,		
TOPIC			
CURRENT	$2,400,000.00	APPLICANT'S	$756,000.00
TAXABLE	2001		
APPEAL	Real Property		
ROLL	SUPPLEMENTAL		

8) Hearing, discussion, and possible action

APPLICATIO	2002-1482		
APPLICAN	GUS REALTY, INC.		
PARCEL	0309 027		
PARCEL	0225 0000 POST ST,		
TOPIC	Decline in Value		
CURRENT	$22,030,676.00	APPLICANT'S	$5,000,000.00
TAXABLE	2002		
APPEAL	Real Property		
ROLL	REGULAR		

9) Hearing, discussion, and possible action

APPLICATIO	2002-1483		
APPLICAN	PATRIOT AMERICAN HOSPITALITY INC.		
PARCEL	3705 021		
PARCEL	0067 0081 05TH ST,		
TOPIC	Decline in Value		
CURRENT	$11,066,789.00	APPLICANT'S	$6,000,000.00
TAXABLE	2002		
APPEAL	Real Property		
ROLL	REGULAR		

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/4/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Tuesday, November 04, 2003 To Tuesday, November 04, 2003

1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 31 2003
SAN FRANCISCO PUBLIC LIBRARY
10-31-03A10:50 RCVD

APPLICATION 2002-0379
APPLICANT: CNET NETWORKS, INC.
PARCEL NO. 2002209469
PARCEL ADDRESS 00000235 00000000 02ND ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $38,542,074.00 APPLICANT'S OPINION $17,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0962
APPLICANT: FOSTER ENTERPRISES
PARCEL NO. 0351 050
PARCEL ADDRESS 0010 0000 UNITED NATIONS PLZ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $15,810,000.00 APPLICANT'S OPINION $10,300,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
OCT 28 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, November 4, 2003 at 9:40 a.m.

Present: Peter Fatooh, Alec Lambie, and Diane Robinson

DOCUMENTS DEPT.

NOV 1 4 2003

SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2001-0312	Wilfred Toy	Rescinded
2002-0986	Patriot American Hospitality	A.V.Lowered (Assessor)
2002-1023	Transcontinental Majestic Co.	A.V.Lowered (Assessor)
2002-1483	Patriot American Hospitality	A.V.Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1134	Glide Economic Development	Withdrawn
2002-1135	Glide Economic Development	Withdrawn
2002-1136	Glide Economic Development	Withdrawn
2002-1482	Gus Realty, Inc.	Withdrawn

RECESS

There being no further business, the Board, at the hour of 11:50 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:35 p.m.

Present: Diane Robinson, Peter Fatooh, and Gordon Huseby

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0962	Foster Enterprises	A.V.Lowered (Board)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0379	CNET Networks, Inc.	Postponed

There being no further business, the Board, at the hour of 2:55 p.m., recessed to reconvene Monday, November 10, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Monday, November 10, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/5/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Wednesday, November 05, 2003 To Wednesday, November 05, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 31 2003
SAN FRANCISCO PUBLIC LIBRARY
10-31-03A10:49 RCVD

APPLICATION 2002-0956
APPLICANT: BPEC WEST, LLC
PARCEL NO. 0238 007
PARCEL ADDRESS 0475 0000 SACRAMENTO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $28,259,270.00 APPLICANT'S OPINION $24,439,111.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0957
APPLICANT: BPEC WEST, LLC
PARCEL NO. 0238 001
PARCEL ADDRESS 0275 0000 BATTERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $123,100,128.00 APPLICANT'S OPINION $101,553,215.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
OCT 28 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/6/03

Assessment Appeals Board 2 Hearing

Room 406, City Hall

Thursday, November 06, 2003 To Thursday, November 06, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
OCT 31 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-1228
APPLICANT: HANCOCK, ROTHERT & BUNSHOFT LLP
PARCEL NO. 2002200262
PARCEL ADDRESS 00000004 00000000 EMBARCADERO CENTER , 0300
TOPIC:
CURRENT ASSESSMENT $3,327,713.00 APPLICANT'S OPINION $1,600,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

10-31-03A10:49 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 2003-0047
APPLICANT: SHAFFER, DAVID
PARCEL NO. 4093 092
PARCEL ADDRESS 0949 0000 VERMONT ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $210,000.00 APPLICANT'S OPINION $1.00
TAXABLE YEAR 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: WITHDRAWN

DATE POSTED
OCT 28 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2003-0048
APPLICANT: SHAFFER, DAVID
PARCEL NO. 4093 092
PARCEL ADDRESS 0949 0000 VERMONT ST,
TOPIC: Classification of Property in Incorrect
CURRENT ASSESSMENT $210,000.00 APPLICANT'S OPINION $1.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2003-0049
APPLICANT: SHAFFER, DAVID
PARCEL NO. 4093 092
PARCEL ADDRESS 0949 0000 VERMONT ST,
TOPIC: Classification of Property in Incorrect
CURRENT ASSESSMENT $214,200.00 APPLICANT'S OPINION $1.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2003-0153
APPLICANT: WAUGH, ALICE & JEFF
PARCEL NO. 3589 015
PARCEL ADDRESS ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $885,000.00 APPLICANT'S OPINION $575,000.00
TAXABLE YEAR 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION 2003-0163
APPLICANT: SILVER CINEMAS ACQUISITION CO
PARCEL NO. 2003208638
PARCEL ADDRESS 00000001 00000000 EMBARCADERO CENTER , P001
TOPIC:
CURRENT ASSESSMENT $2,825,431.00 APPLICANT'S OPINION $1,556,272.00
TAXABLE YEAR 2003
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2003-0164
APPLICANT: TSRC.NET
PARCEL NO. 2003440512
PARCEL ADDRESS 00000475 00000000 SANSOME ST, 1850
TOPIC:
CURRENT ASSESSMENT $77,745.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 2003
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2003-0179
APPLICANT: VIK, ANDREW
PARCEL NO. 2003651151
PARCEL ADDRESS 00000000 00000000 , 122
TOPIC:
CURRENT ASSESSMENT $25,000.00 APPLICANT'S OPINION $5,000.00
TAXABLE YEAR 2003
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2003-0248
APPLICANT: DRESDNER RCM GLOBAL INVESTORS, LLC
PARCEL NO. 2003205426
PARCEL ADDRESS 00000004 00000000 EMBARCADERO CENTER , 2800
TOPIC:
CURRENT ASSESSMENT $16,947,989.00 APPLICANT'S OPINION $8,000,000.00
TAXABLE YEAR 2003
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

SF
A77
#2
11/6/03

DOCUMENTS DEPT.

NOV 19 2003

SAN FRANCISCO
PUBLIC LIBRARY

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, November 6, 2003 at 9:30 a.m.

Present: Lawrence Lee, Donald Schmidt, and Mervin Conlan

Quorum present

Chairperson: Donald Schmidt, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1228	Hancock, Rothert & Bunshoft	Withdrawn
2003-0047	David Shaffer	Withdrawn
2003-0048	David Shaffer	Withdrawn
2003-0049	David Shaffer	Withdrawn
2003-0153	Alice & Jeff Waugh	Withdrawn
2003-0163	Silver Cinemas Acquisition Co	Withdrawn
2003-0164	TSRC Net	Denied (No Show)
2003-0179	Andrew Vik	Withdrawn
2003-0248	Dresdner RCM Global Investor	Postponed

There being no further business, the Board, at the hour of 9:50 a.m., recessed to reconvene Thursday, November 13, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, November 13, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/7/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Friday, November 07, 2003 To Friday, November 07, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEP
OCT 31 2003
SAN FRANCISCO
PUBLIC LIBRARY

APPLICATION 2001-0685
APPLICANT: GANNETT COMPANY
PARCEL NO. 2001701142
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $4,716,626.00 APPLICANT'S OPINION $3,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

10-31-03A10:48 RCVD

DATE POSTED
OCT 28 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Friday, November 07, 2003 To Friday, November 07, 2003
9:30 AM (ALL DAY)

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

F
177
41
11/19/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Monday, November 10, 2003 To Monday, November 10, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
NOV 14 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2001-0305
APPLICANT: WELLS FARGO BANK
PARCEL NO. 0239 026
PARCEL ADDRESS 0464 0000 CALIFORNIA ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $86,000,000.00 APPLICANT'S OPINION $8,600,000.00
TAXABLE YEAR 1998
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-0635
APPLICANT: ATC BUILDING COMPANY
PARCEL NO. 0239 026
PARCEL ADDRESS 0464 0000 CALIFORNIA ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $28,475,389.00 APPLICANT'S OPINION $8,947,440.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
NOV 04 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2001-0779
APPLICANT: WELLS FARGO BANK
PARCEL NO. 0239 026
PARCEL ADDRESS 0464 0000 CALIFORNIA ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $86,000,000.00 APPLICANT'S OPINION $8,600,000.00
TAXABLE YEAR 1999
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 2001-0780
APPLICANT: WELLS FARGO BANK
PARCEL NO. 0239 026
PARCEL ADDRESS 0464 0000 CALIFORNIA ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $87,720,000.00 APPLICANT'S OPINION $8,772,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2001-0781
APPLICANT: WELLS FARGO BANK
PARCEL NO. 0239 026
PARCEL ADDRESS 0464 0000 CALIFORNIA ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $89,474,400.00 APPLICANT'S OPINION $8,947,440.00
TAXABLE YEAR 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-0742
APPLICANT: WXI/SAN REALTY, LLC
PARCEL NO. 0206 008
PARCEL ADDRESS 0500 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $30,171,600.00 APPLICANT'S OPINION $22,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1709
APPLICANT: ATC BUILDING COMPANY
PARCEL NO. 0239 026
PARCEL ADDRESS 0464 0000 CALIFORNIA ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $91,624,506.00 APPLICANT'S OPINION $55,994,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, November 10, 2003 at 9:30 a.m.

SF
A77
#2
11/10/03

Present: Peter Fatooh, Alec Lambie and Diane Robinson

DOCUMENTS DEPT.
NOV 19 2003
SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2001-0305	Wells Fargo Bank	A.V.Lowered (Assessor) 2-1 vote; Member Fatooh dissented
2001-0635	ATC Building Company	Postponed
2001-0779	Wells Fargo Bank	Withdrawn
2001-0780	Wells Fargo Bank	Withdrawn
2001-0781	Wells Fargo Bank	Withdrawn
2002-0742	WXI/San Realty, LLC	A.V.Lowered (Board) 2-1 vote; Member Fatooh dissented
2002-1709	ATC Building Company	Postponed

There being no further business, the Board, at the hour of 11:55 a.m., recessed to reconvene Monday, November 17, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on November 17, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/13/03

Assessment Appeals Board 2 Hearing

Room 406, City Hall

Thursday, November 13, 2003 To Thursday, November 13, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0648
APPLICANT: FREMONT COMPENSATION, INC. / FREMONT INDEMNITY COMPA
PARCEL NO. 2002200455
PARCEL ADDRESS 00000255 00000000 CALIFORNIA ST, 0000
TOPIC:
CURRENT ASSESSMENT $4,510,762.00 APPLICANT'S OPINION $2,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DOCUMENTS DEPT.
NOV 14 2003
SAN FRANCISCO
PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0711
APPLICANT: SEGA OF AMERICA, INC.
PARCEL NO. 2002206026
PARCEL ADDRESS 00000650 00000000 TOWNSEND ST, 0650
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $6,856,252.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DATE POSTED
NOV 04 2003
Assessment Appeals Board

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Thursday, November 13, 2003 To Thursday, November 13, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0776
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO. 2002204982
PARCEL ADDRESS 00000121 00000000 SPEAR ST, 0500
TOPIC:
CURRENT ASSESSMENT $11,699,398.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0777
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO. 2002900287
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $12,425,542.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0778
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO. 2002900288
PARCEL ADDRESS 00000121 00000000 SPEAR ST, 0500
TOPIC:
CURRENT ASSESSMENT $12,602,003.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-0779
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO. 2002900289
PARCEL ADDRESS 00000121 00000000 SPEAR ST, 500
TOPIC:
CURRENT ASSESSMENT $13,286,926.00 APPLICANT'S OPINION $0.00
TAXABLE YEAR 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1229
APPLICANT: SEGA OF AMERICA, INC.
PARCEL NO. 2002208193
PARCEL ADDRESS 00000650 00000000 TOWNSEND ST, 0650
TOPIC:
CURRENT ASSESSMENT $5,833,689.00 APPLICANT'S OPINION $2,500,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1594
APPLICANT: GATX CAPITAL CORP.
PARCEL NO. 2002201301
PARCEL ADDRESS 00000004 00000000 EMBARCADERO CENTER , 2200
TOPIC:
CURRENT ASSESSMENT $8,791,853.00 APPLICANT'S OPINION $4,400,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION	2002-2063		
APPLICANT:	BPBH LP		
PARCEL NO.	3609 118		
PARCEL ADDRESS	2460 0000 MISSION ST,		
TOPIC:	Decline in Value		
CURRENT ASSESSMENT	$4,437,000.00	APPLICANT'S OPINION	$3,300,000.00
TAXABLE YEAR	2002		
APPEAL TYPE:	Real Property		
ROLL TYPE:	REGULAR		

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
11/13/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, November 13, 2003 at 9:30 a.m.

Present: Lawrence Lee, Donald Schmidt, and Mervin Conlan

Quorum present

Chairperson: Lawrence Lee, Presiding

DOCUMENTS DEPT.
DEC 24 2003
SAN FRANCISCO
PUBLIC LIBRARY

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0776	American International Facil	Postponed
2002-0777	American International Facil	Postponed
2002-0778	American International Facil	Postponed
2002-0779	American International Facil	Postponed
2002-0780	American International Facil	Postponed
2002-2063	BPBH LP	Stipulation Approved

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0648	Fremont Compensation, Inc	Postponed
2002-0711	Sega of America, Inc	Postponed
2002-1229	Sega of America, Inc	Postponed
2002-1594	Gatx Capital Corp	Postponed

RECESS

There being no further business, the Board, at the hour of 10:00 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:35 p.m.

Present: Lawrence Lee, Donald Schmidt, and Mervin Conlan

Quorum present

Chairperson: Lawrence Lee, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2001-0413	Michelle Lee	Postponed
2001-0414	Michelle Lee	Postponed
2002-1779	Paul, Hastings	A.V.Lowered (Board)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0876	Exin, LLC	Postponed
2002-0945	Jennifer Kerr	Withdrawn
2002-1437	Cable & Wireless Internet ser	Denied (No show)
2002-1778	VIACOM Outdoor, Inc.	Withdrawn
2002-1993	Yu Shun Wong	Withdrawn
2003-0126	Paul Hastings	Withdrawn

There being no further business, the Board, at the hour of 2:55 p.m., recessed to reconvene Monday, December 22, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Monday, December 22, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/14/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Friday, November 14, 2003 To Friday, November 14, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
NOV 14 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-1621

APPLICANT: WHARF ASSOCIATES c/o RFS HOTEL INVESTORS, INC.
PARCEL NO. 0029 003
PARCEL ADDRESS 0590 0000 BAY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $23,907,090.00 APPLICANT'S OPINION $11,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11-14-03A11:34 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-2134

APPLICANT: WHARF ASSOCIATES c/o RFS HOTEL INVESTORS, INC.
PARCEL NO. 2002990083
PARCEL ADDRESS 00002620 00000000 JONES ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT $2,748,500.00 APPLICANT'S OPINION $1,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

DATE POSTED
NOV 04 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Monday, November 17, 2003 To Tuesday, November 18, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0886
APPLICANT: PACIFIC SPEAR CORP.
PARCEL NO. 3717 021
PARCEL ADDRESS 0150 0000 SPEAR ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $102,413,280.00 APPLICANT'S OPINION $40,213,280.00
TAXABLE YEAR 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

DOCUMENTS DEPT.
NOV 14 2003
SAN FRANCISCO PUBLIC LIBRARY
11-14-03A11:05 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0887
APPLICANT: PACIFIC SPEAR CORP.
PARCEL NO. 3717 021
PARCEL ADDRESS 0150 0000 SPEAR ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $104,448,000.00 APPLICANT'S OPINION $40,200,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
NOV 12 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Monday, November 17, 2003 To Tuesday, November 18, 2003
9:30 AM (ALL DAY)

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, November 17, 2003 at 9:38 a.m.

DOCUMENTS DEPT.
DEC - 1 2003
SAN FRANCISCO
PUBLIC LIBRARY

Present: Alec Lambie, Peter Fatooh and Diane Robinson

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0886	Pacific Spear Corp.	Withdrawn
2002-0887	Pacific Spear Corp.	Continued to 1:00 p.m.

RECESS

There being no further business, the Board, at the hour of 10:32 a.m., recessed to reconvene at 1:00 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:00 p.m.

Present: Alec Lambie and Diane Robinson

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0887	Pacific Spear Corp.	A.V. Lowered (Assessor)

There being no further business, the Board, at the hour of 1:23 p.m., recessed to reconvene Wednesday, November 19, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on November 21, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Wednesday, November 19, 2003 To Wednesday, November 19, 2003

~~**1:30 PM**~~ (ALL DAY)

9:30AM

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2000-0193

APPLICANT: YERBA BUENA ENTERTAINMENT CENTER c/o METREON
PARCEL NO. 2000702680
PARCEL ADDRESS 00000000 00000000 SONY METREON CTR LTS 113-115 ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $134,829,521.00 APPLICANT'S OPINION $90,000,000.00
TAXABLE YEAR 2000
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

DOCUMENTS DEPT.
NOV 14 2003
SAN FRANCISCO
PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-0303

APPLICANT: SONY CORPORATION OF AMERICA
PARCEL NO. 2001702480
PARCEL ADDRESS ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $134,829,521.00 APPLICANT'S OPINION $90,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

11-14-03A11:05 RCVD

DATE POSTED
NOV 12 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0920
APPLICANT: YERBA BUENA ENTERTAINMENT CENTER c/o METREON
PARCEL NO. 2002702350
PARCEL ADDRESS 00000000 00000000 SONY METREON CTR LTS 113-115 ,
TOPIC: Decline in Value
CURRENT ASSESSMENT $134,829,521.00 APPLICANT'S OPINION $50,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, November 19, 2003 at 9:40 a.m.

Present: Carol Ruth Silver, Thomas Ramm, and Joseph Tham

DOCUMENTS DEPT.

DEC - 1 2003

SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

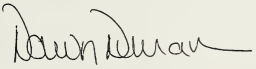
Chairperson: Thomas Ramm, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2000-0193	Yerba Buena Entertainment	A.V.Lowered (Assessor)
2001-0303	Sony Corporation of America	A.V.Lowered (Assessor)
2002-0920	Yerba Buena Entertainment	A.V.Lowered (Assessor)

There being no further business, the Board, at the hour of 10:35 a.m., recessed to reconvene Friday, November 21, 2003 at 9:30 a.m.

Gloria L. Young
Clerk



Dawn Duran
Administrator

Approved by the Board on November 21, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

DOCUMENTS DEPT.
NOV 19 2003
SAN FRANCISCO
PUBLIC LIBRARY
11-19-03A10:48 RCVD

SF
A77
#1
11/20/03

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Thursday, November 20, 2003
9:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION: 2001-0635
APPLICANT: ATC BUILDING COMPANY
PARCEL NO.: 0239 026
PARCEL ADDRESS: 0464 CALIFORNIA ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $28,475,389.00 APPLICANT'S OPINION: $8,947,440.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1709
APPLICANT: ATC BUILDING COMPANY
PARCEL NO.: 0239 026
PARCEL ADDRESS: 0464 CALIFORNIA ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $91,624,506.00 APPLICANT'S OPINION: $55,994,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
NOV 13 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/21/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Friday, November 21, 2003 To Friday, November 21, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
NOV 14 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2001-0685
APPLICANT: GANNETT COMPANY
PARCEL NO. 2001701142
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $4,716,626.00 APPLICANT'S OPINION $3,000,000.00
TAXABLE YEAR 2001
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

11-14-03A11:05 RCVD

DATE POSTED
NOV 12 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
11/21/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Friday, November 21, 2003 at 9:40 a.m.

DOCUMENTS DEPT
DEC - 1 2003
SAN FRANCISCO
PUBLIC LIBRARY

Present: Diane Robinson and Thomas Ramm

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2001-0685	Gannett (Viacom) Company	A.V. Lowered (Assessor)

There being no further business, the Board, at the hour of 10:03 a.m., recessed to reconvene Monday, November 24, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on November 25, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/24/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Monday, November 24, 2003 To Monday, November 24, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1299
APPLICANT: STARWOOD LODGING TRUST (REALTY L..P)
PARCEL NO. 3722 081
PARCEL ADDRESS 0195 0187 03RD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $128,044,606.00 APPLICANT'S OPINION $84,992,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DOCUMENTS DEPT.
NOV 19 2003
SAN FRANCISCO
PUBLIC LIBRARY
11-19-03A10:49 RCVD
DATE POSTED
NOV 18 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
11/24/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, November 24, 2003 at 9:39 a.m.

DOCUMENTS DEPT.
DEC - 1 2003
SAN FRANCISCO
PUBLIC LIBRARY

Present: Peter Fatooh, Hayes Miles and Gordon Huseby

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1299	Starwood Lodging Trust	A.V. Lowered (Assessor)

There being no further business, the Board, at the hour of 11:02 a.m., recessed to reconvene Tuesday, November 25, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on November 25, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
11/25/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Tuesday, November 25, 2003 To Tuesday, November 25, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
NOV 19 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-0883
APPLICANT: EIH PROPERTIES COMPANY, XX, LLC
PARCEL NO. 0237 015
PARCEL ADDRESS 0280 0000 BATTERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $4,775,436.00 APPLICANT'S OPINION $2,580,319.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11-19-03A10:50 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0884
APPLICANT: EIH PROPERTIES COMPANY, XX, LLC
PARCEL NO. 0237 016
PARCEL ADDRESS 0353 0000 SACRAMENTO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $5,306,040.00 APPLICANT'S OPINION $2,867,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
NOV 18 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0885
APPLICANT: EIH PROPERTIES COMPANY, XX, LLC
PARCEL NO. 0237 014
PARCEL ADDRESS 0353 0000 SACRAMENTO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $64,733,688.00 APPLICANT'S OPINION $34,977,660.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

SF
A77
#2
11/25/03

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, November 25, 2003 at 9:39 a.m.

Present: Alec Lambie, Gordon Huseby and Diane Robinson

DOCUMENTS DEP
DEC 16 2003
SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0883	EIH Properties Company	A.V. Lowered (Board)
2002-0884	EIH Properties Company	A.V. Lowered (Board)
2002-0885	EIH Properties Company	A.V. Lowered (Board)

There being no further business, the Board, at the hour of 11:16 a.m., recessed to reconvene Monday, December 1, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, December 9, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

F
A77
#1
12/1/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Monday, December 01, 2003 To Monday, December 01, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
DEC - 1 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-0360
APPLICANT: TST 555 / 575 MARKET, LLC
PARCEL NO. 3708 057
PARCEL ADDRESS 0555 0000 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $88,538,040.00 APPLICANT'S OPINION $34,400,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0361
APPLICANT: TST 555 / 575 MARKET, LLC
PARCEL NO. 3708 058
PARCEL ADDRESS 0575 0000 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $108,201,600.00 APPLICANT'S OPINION $68,100,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
NOV 25 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

SF
A77
#2
12/1/03

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, December 1, 2003 at 9:32 a.m.

Present: Alec Lambie, Peter Fatooh and Diane Robinson

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0360	TST 555/575 Market, LLC	Continued
2002-0361	TST 555/575 Market, LLC	Continued

RECESS

The Board, at the hour of 11:20 a.m., recessed to reconvene at 1:00 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:07 p.m.

Present: Alec Lambie, Peter Fatooh and Diane Robinson

DOCUMENTS DEPT
DEC 15 2003
SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0360	TST 555/575 Market, LLC	A.V. Lowered (Assessor)
2002-0361	TST 555/575 Market, LLC	A.V. Lowered (Assessor)

Note that above decision was by a quorum of the Board, as Commissioner Fatooh had to leave at 1:30. There being no further business, the Board, at the hour of 1:46 p.m., recessed to reconvene Tuesday, December 2, 2003 at 2:00 p.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Wednesday, December 3, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

Agenda

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 1** HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

TUESDAY, DECEMBER 2, 2003
2:00 PM

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

DOCUMENTS DEPT
DEC - 1 2003
SAN FRANCISCO
PUBLIC LIBRARY

1) Public Comment on any agenda item.

2) **CLOSED SESSION** (Pursuant to Revenue and Taxation Code Section 1605.4)

Review and discuss with legal counsel the briefs submitted by the parties regarding seismic exemption as it relates to new construction resulting in a different use of the building.

Application Number: 2001-0231
Applicant: Harrison 160, LLC
Parcel: Block 3745, Lot 008 / 160 Harrison Street
Type: Base Year / New Construction
Assessed Value: $94,440,000 Applicant Revised Opinion of Value: $68,160,000

3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

DATE POSTED
NOV 25 2003
Assessment Appeals Board

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching its decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall; by mail to Clerk of the Board of Supervisors, #1 Dr. Carlton B. Goodlett Place, Room 244, by phone at 415.554.7724, by fax at 415.554.5163, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a free copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements
Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

SF
A77
#1
12/3/03

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, December 03, 2003 T Wednesday, December 03, 2003
9:30 AM (ALL DAY)

DOCUMENTS DEPT.
DEC - 1 2003
SAN FRANCISCO
PUBLIC LIBRARY
12-01-03A10:40 RCVD

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION: 2002-0340
APPLICANT: UNICO PROPERTIES, INC.
PARCEL NO.: 0262 020
PARCEL ADDRESS: 0100 PINE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $159,120,000.00 APPLICANT'S OPINION: $85,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DATE POSTED
NOV 25 2003
Assessment Appeals Board

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, December 3, 2003 at 9:35 a.m.

Present: Diane Robinson, Gordon Huseby, and Richard Lee

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0340	Unico Properties, Inc.	A.V.Lowered (Assessor)

There being no further business, the Board, at the hour of 10:20 a.m., recessed to reconvene Thursday, December 4, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, December 4, 2003

DOCUMENTS DEPT.
DEC 15 2003
SAN FRANCISCO
PUBLIC LIBRARY

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Thursday, December 04, 2003
1:30 PM

DOCUMENTS DEPT.
DEC - 1 2003
SAN FRANCISCO
PUBLIC LIBRARY

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION: 2000-0287
APPLICANT: GRAND HYATT S.F. GENERAL PARTNERSHIP
PARCEL NO.: 0295 016
PARCEL ADDRESS: 0345 STOCKTON ST,
TOPIC: Proposed Stipulation Agreement for Base Year / Change in Ownership
CURRENT ASSESSMENT: $143,000,000.00 APPLICANT'S OPINION: $112,000,000.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION: 2000-0288
APPLICANT: GRAND HYATT S.F. GENERAL PARTNERSHIP
PARCEL NO.: 0295 016
PARCEL ADDRESS: 0345 STOCKTON ST,
TOPIC:
CURRENT ASSESSMENT: $143,000,000.00 APPLICANT'S OPINION: $112,000,000.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

DATE POSTED
NOV 25 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION: 2000-0289
APPLICANT: GRAND HYATT S.F. GENERAL PARTNERSHIP
PARCEL NO.: 0295 016
PARCEL ADDRESS: 0345 STOCKTON ST,
TOPIC:
CURRENT ASSESSMENT: $145,800,000.00 APPLICANT'S OPINION: $112,000,000.00
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION: 2000-0290
APPLICANT: GRAND HYATT S.F. GENERAL PARTNERSHIP
PARCEL NO.: 0295 016
PARCEL ADDRESS: 0345 STOCKTON ST,
TOPIC:
CURRENT ASSESSMENT: $148,562,785.00 APPLICANT'S OPINION: $112,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION: 2000-0291
APPLICANT: GRAND HYATT S.F. GENERAL PARTNERSHIP
PARCEL NO.: 0295 016
PARCEL ADDRESS: 0345 STOCKTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $159,359,259.00 APPLICANT'S OPINION: $119,825,219.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION: 2001-0574
APPLICANT: GRAND HYATT S.F. GENERAL PARTNERSHIP
PARCEL NO.: 0295 016
PARCEL ADDRESS: 0345 STOCKTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $161,171,884.00 APPLICANT'S OPINION: $118,607,164.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1402
APPLICANT: GRAND HYATT S.F. GENERAL PARTNERSHIP
PARCEL NO.: 0295 016
PARCEL ADDRESS: 0345 STOCKTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $157,656,013.00 APPLICANT'S OPINION: $65,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the closed session meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Thursday, December 4, 2003 at 1:35 p.m.

SF
A77
#2
12/4/03

Present: Gordon Huseby, Diane Robinson, and Carol Ruth Silver

Quorum present

Chairperson: Carol Ruth Silver, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2000-0287	Grand Hyatt SF General Partner	Stipulation Approved
2000-0288	Grand Hyatt SF General Partner	Withdrawn
2000-0289	Grand Hyatt SF General Partner	Withdrawn
2000-0290	Grand Hyatt SF General Partner	Withdrawn
2000-0291	Grand Hyatt SF General Partner	Withdrawn
2001-0574	Grand Hyatt SF General Partner	Withdrawn
2002-1402	Grand Hyatt SF General Partner	Withdrawn

There being no further business, the Board, at the hour of 2:35 p.m., recessed to reconvene Friday, December 5, 2003 at 9:30 a.m.

DOCUMENTS DEPT.
DEC 15 2003
SAN FRANCISCO
PUBLIC LIBRARY

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, December 9, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

DOCUMENTS DEPT.

DEC - 1 2003

SAN FRANCISCO
PUBLIC LIBRARY

SF
A77
#1
12/4/03
closed

12-01-03A10:AR RCVD

Agenda

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 1** HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

THURSDAY, DECEMBER 4, 2003
3:00 PM

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public Comment on any agenda item.

2) **CLOSED SESSION** (Pursuant to Revenue and Taxation Code Section 1605.4)

Deliberate, discuss, and take possible action on (a) whether or not the following applications were timely; and (b) if the 1994 and 1997 base year transfers were reassessable events.

Application: 2002-2245	*Application: 2002-2246*
Applicant: Bruce Toy	Applicant: Bruce Toy
Parcel No.: 0091 013A	Parcel No.: 0091 013A
Address: 41 – 43 Valparaiso St.	Address: 41 – 43 Valparaiso St.
Topic: Base Year / Change in Ownership	Topic: Base Year / Change in Ownership
Roll Year: 1994 Escape	Roll Year: 1995 Escape
Current Assessment: $234,328	Current Assessment: $237,116
Opinion of Value: $67,541	Opinion of Value: $68,346

DATE POSTED
NOV 25 2003
Assessment Appeals Board

Application: 2002-2247
Applicant: Bruce Toy
Parcel No.: 0091 013A
Address: 41 – 43 Valparaiso St.
Topic: Base Year / Change in Ownership
Roll Year: 1996 Escape
Current Assessment: $239,747
Opinion of Value: $69,104

Application: 2002-2248
Applicant: Bruce Toy
Parcel No.: 0091 013A
Address: 41 – 43 Valparaiso St.
Topic: Base Year / Change in Ownership
Roll Year: 1997 Escape
Current Assessment: $244,541
Opinion of Value: $70,485

Application: 2002-2249
Applicant: Bruce Toy
Parcel No.: 0091 013A
Address: 41 – 43 Valparaiso St.
Topic: Base Year / Change in Ownership
Roll Year: 1997 Supplemental
Current Assessment: $500,000
Opinion of Value: $70,485

3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching its decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall; by mail to Clerk of the Board of Supervisors, #1 Dr. Carlton B. Goodlett Place, Room 244, by phone at 415.554.7724, by fax at 415.554.5163, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a free copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements
Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the closed session meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Thursday, December 4, 2003 at 3:00 p.m.

SF
A77
#2
12/4/03
closed

Present: Diane Robinson and Tom Ramm

DOCUMENTS DEPT
DEC 16 2003
SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Diane Robinson, Presiding

The Board opened its meeting at 3:00 p.m. in open session to allow for public comment. There being no public comment, the Board convened into closed session at the hour of 3:08 p.m. to review documents and discuss with its legal counsel the issue of whether or not the below applications were timely filed.

At the hour of 3:40 p.m. the Board reconvened in open session and took action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2002-2245	Bruce Toy	Denied for Lack of Jurisdiction as a result of untimely filed application
2002-2246	Bruce Toy	Denied for Lack of Jurisdiction as a result of untimely filed application
2002-2247	Bruce Toy	Denied for Lack of Jurisdiction as a result of untimely filed application
2002-2248	Bruce Toy	Denied for Lack of Jurisdiction as a result of untimely filed application
2002-2249	Bruce Toy	Denied for Lack of Jurisdiction as a result of untimely filed application

There being no further business, the Board, at the hour of 3:46 p.m., recessed to reconvene Monday, December 5, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, December 11, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

SF
A77
#1
12/5/03

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Friday, December 05, 2003
9:30 AM

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

DOCUMENTS DEPT.
DEC - 1 2003
SAN FRANCISCO
PUBLIC LIBRARY

2) Hearing, discussion, and possible action involving:

APPLICATION: 2002-0746
APPLICANT: JBEAR ASSOCIATES, LLC
PARCEL NO.: 0324 002
PARCEL ADDRESS: 0345 TAYLOR ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $8,325,928.00 APPLICANT'S OPINION: $5,966,301.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12-01-03A10:45 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION: 2002-0877
APPLICANT: FANG, FLORENCE
PARCEL NO.: 0342 007
PARCEL ADDRESS: 0982 - 0998 MARKET ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $7,463,000.00 APPLICANT'S OPINION: $3,770,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

DATE POSTED
NOV 25 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION: 2002-0878
APPLICANT: FANG, FLORENCE
PARCEL NO.: 0342 007
PARCEL ADDRESS: 0982 - 0998 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $8,912,260.00 APPLICANT'S OPINION: $3,770,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1044
APPLICANT: CAMPOBELLO, CARLO JR
PARCEL NO.: 0218 017
PARCEL ADDRESS: 1520 - 1530 LARKIN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,458,975.00 APPLICANT'S OPINION: $1,090,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1078
APPLICANT: GEARY GRANT LLC
PARCEL NO.: 0310 013
PARCEL ADDRESS: 0100 GRANT AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $41,397,403.00 APPLICANT'S OPINION: $11,149,052.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1110
APPLICANT: KRON TV
PARCEL NO.: 0714 016
PARCEL ADDRESS: 1001 VAN NESS AVE,
TOPIC: Classification of Property
CURRENT ASSESSMENT: $24,745,564.00 APPLICANT'S OPINION: $12,246,012.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION: 2002-1497
APPLICANT: WESTLAKE DEVELOPMENT CO.
PARCEL NO.: 0163 005
PARCEL ADDRESS: 0909 MONTGOMERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $25,389,720.00 APPLICANT'S OPINION: $12,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

SF
A77
#2
12/5/03

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Friday, December 5, 2003 at 9:35 a.m.

Present: Peter Fatooh, Alec Lambie, and Thomas Ramm

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1078	Geary Grant LLC	A.V.Lowered (Assessor)
2002-1110	KRON TV	Postponed

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0746	JBear Associates, LLC	Withdrawn
2002-0877	Florence Fang	Denied (no show)
2002-0878	Florence Fang	Denied (no show)
2002-1044	Carlo Jr Campobello	Withdrawn
2002-1497	Westlake Development Co.	Postponed

There being no further business, the Board, at the hour of 10:15 a.m., recessed to reconvene Monday, December 8, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, December 9, 2003

DOCUMENTS DEPT.
DEC 15 2003
SAN FRANCISCO
PUBLIC LIBRARY

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
12/8/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Monday, December 08, 2003 To Monday, December 08, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
DEC 15 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-1720
APPLICANT: BANK OF AMERICA
PARCEL NO. 0330 005
PARCEL ADDRESS 0001 0000 POWELL ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT $21,700,000.00 APPLICANT'S OPINION $9,000,000.00
TAXABLE YEAR 1998
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

DATE POSTED
DEC 02 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
12/8/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

DOCUMENTS DEPT.
DEC 16 2003
SAN FRANCISCO
PUBLIC LIBRARY

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, December 8, 2003 at 9:35 a.m.

Present: Carol Ruth Silver, Diane Robinson, and Peter Fatooh

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1720	Bank of America	Continued to 12/09/03

There being no further business, the Board, at the hour of 12:30 p.m., recessed to reconvene Tuesday, December 9, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Wednesday, December 10, 2003

SF
A77
#2
12/9/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, December 9, 2003 at 9:30 a.m.

Present: Carol Ruth Silver, Diane Robinson, and Peter Fatooh

Quorum present

Chairperson: Peter Fatooh, Presiding

DOCUMENTS DEP
DEC 16 2003
SAN FRANCISCO
PUBLIC LIBRARY

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1720	Bank of America	Submitted

There being no further business, the Board, at the hour of 12:25 p.m., recessed to reconvene Wednesday, December 10, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Wednesday, December 10, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Wednesday, December 10, 2003 To Wednesday, December 10, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1007

APPLICANT: UBS REALTY INVESTORS, LLC c/o MOSTEN MANAGEMENT COMP
PARCEL NO. 0228 039
PARCEL ADDRESS 0475 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT $107,292,525.00 APPLICANT'S OPINION $65,000,000.00
TAXABLE YEAR 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DOCUMENTS DEPT.
DEC 15 2003
SAN FRANCISCO
PUBLIC LIBRARY

DATE POSTED
DEC 02 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, December 10, 2003 To Wednesday, December 10, 2003
9:30 AM (ALL DAY)

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
12/10/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

DOCUMENTS DEPT.
DEC 16 2003
SAN FRANCISCO
PUBLIC LIBRARY

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, December 10, 2003 at 9:35 a.m.

Present: Alec Lambie, Diane Robinson, and Peter Fatooh

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1007	Mosten Management Co, Inc.	A.V.Lowered (Assessor)

There being no further business, the Board, at the hour of 10:15 a.m., recessed to reconvene Thursday, December 11, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, December 11, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

SF
A77
#1
12/11/03

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Thursday, December 11, 2003
9:30 AM (ALL DAY)

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

DOCUMENTS DEPT.
DEC 15 2003
SAN FRANCISCO
PUBLIC LIBRARY

2) Hearing, discussion, and possible action involving:

APPLICATION: 2002-0956
APPLICANT: BPEC WEST, LLC
PARCEL NO.: 0238 007
PARCEL ADDRESS: 0475 SACRAMENTO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $28,259,270.00 APPLICANT'S OPINION: $24,439,111.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12-15-03A11:18 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION: 2002-0957
APPLICANT: BPEC WEST, LLC
PARCEL NO.: 0238 001
PARCEL ADDRESS: 0275 BATTERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $123,100,128.00 APPLICANT'S OPINION: $101,553,215.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
DEC 03 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Thursday, December 11, 2003
9:30 AM (ALL DAY)

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
12/11/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Thursday, December 11, 2003 at 9:40 a.m.

Present: Alec Lambie, Diane Robinson, and Adrienne Lacau

DOCUMENTS DEPT.

DEC 19 2003

SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0956	BPEC West, LLC	Continued to 2:30 p.m
2002-0957	BPEC West, LLC	Continued to 2:30 p.m

RECESS

There being no further business, the Board, at the hour of 12:20 p.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 2:30 p.m.

Present: Alec Lambie, Diane Robinson , and Adrienne Lacau

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0956	BPEC West, LLC	A.V.Lowered (Board)
2002-0957	BPEC West, LLC	A.V.Lowered (Board)

There being no further business, the Board, at the hour of 3:35 p.m., recessed to reconvene Tuesday, December 16, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, December 16, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
12/16/03

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, December 16, 2003 To Wednesday, December 17, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the of the Board.)

DOCUMENTS DEPT.
DEC 15 2003
SAN FRANCISCO
PUBLIC LIBRARY

2) Hearing, discussion, and possible action

APPLICATIO 2002-0206
APPLICAN CEP SECOND STREET INVESTORS, LLC
PARCEL 3749 062
PARCEL 0353 0000 02ND ST,
TOPIC Decline in Value
CURRENT $219,524,400.00 APPLICANT'S $100,000,000.00
TAXABLE 2002
APPEAL Real Property
ROLL REGULAR

12-15-03A11:40 RCVD

3) Hearing, discussion, and possible action

APPLICATIO 2002-0877
APPLICAN FANG, FLORENCE
PARCEL 0342 007
PARCEL 0982 0998 MARKET ST,
TOPIC Board to consider Applicant's request to reopen application, which was previously denied for lack of appearance at the December 5, 2003 hearing.
CURRENT $7,463,000.00 APPLICANT'S $3,770,000.00
TAXABLE 2002
APPEAL Real Property
ROLL BASE YEAR

DATE POSTED
DEC 10 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action

APPLICATIO 2002-0878
APPLICAN FANG, FLORENCE
PARCEL 0342 007
PARCEL 0982 0998 MARKET ST,
TOPIC Board to consider Applicant's request to reopen application, which was previously denied for lack of appearance at December 5, 2003 hearing.
CURRENT $8,912,260.00 APPLICANT'S $3,770,000.00
TAXABLE 2002
APPEAL Real Property
ROLL REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, December 16, 2003 at 9:30 a.m.

Present: Diane Robinson, Alec Lambie, and Peter Fatooh

DOCUMENTS DEPT.
DEC 19 2003
SAN FRANCISCO
PUBLIC LIBRARY

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0206	CEP Second Street Investors, LLC	Submitted
2002-0877	Florence Fang	Withdrawn
2002-0878	Florence Fang	Rescinded

There being no further business, the Board, at the hour of 11:15 a.m., recessed to reconvene Thursday, December 18, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, December 18, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
12/17/03

Assessment Appeals Board 2 Hearing

Room 406, City Hall

Wednesday, December 17, 2003 To Wednesday, December 17, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0776
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO. 2002204982
PARCEL ADDRESS 00000121 00000000 SPEAR ST, 0500
TOPIC:
CURRENT ASSESSMENT $11,699,398.00 APPLICANT'S OPINION $2,309,740.00
TAXABLE YEAR 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DOCUMENTS DEPT.
DEC 15 2003
SAN FRANCISCO PUBLIC LIBRARY
12-15-03

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0777
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO. 2002900287
PARCEL ADDRESS ,
TOPIC:
CURRENT ASSESSMENT $12,425,542.00 APPLICANT'S OPINION $2,616,198.00
TAXABLE YEAR 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

DATE POSTED
DEC 10 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0778
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO. 2002900288
PARCEL ADDRESS 00000121 00000000 SPEAR ST, 0500
TOPIC:
CURRENT ASSESSMENT $12,602,003.00 APPLICANT'S OPINION $2,792,197.00
TAXABLE YEAR 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0779
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO. 2002900289
PARCEL ADDRESS 00000121 00000000 SPEAR ST, 500
TOPIC:
CURRENT ASSESSMENT $13,286,926.00 APPLICANT'S OPINION $3,106,337.00
TAXABLE YEAR 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0780
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO. 2002900290
PARCEL ADDRESS 00000121 00000000 SPEAR ST, 500
TOPIC:
CURRENT ASSESSMENT $3,608,786.00 APPLICANT'S OPINION $2,959,104.00
TAXABLE YEAR 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
12/17/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the closed session meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Wednesday, December 17, 2003 at 9:30 a.m.

Present: Peter Fatooh , John McGary, and Adrienne Lacau

Quorum present

Chairperson: Peter Fatooh, Presiding

DOCUMENTS DEPT.
DEC 24 2003
SAN FRANCISCO
PUBLIC LIBRARY

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0776	American International Facil	A.V.Lowered (Assessor)
2002-0777	American International Facil	A.V.Lowered (Assessor)
2002-0778	American International Facil	A.V.Lowered (Assessor)
2002-0779	American International Facil	A.V.Lowered (Assessor)
2002-0780	American International Facil	Withdrawn
2003-0052	Patricia Pargett	Denied

There being no further business, the Board, at the hour of 10:50 a.m., recessed to reconvene Monday, December 22, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Monday, December 22, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
12/18/03

Assessment Appeals Board 1 Hearing

Room 406, City Hall

Thursday, December 18, 2003 To Thursday, December 18, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

DOCUMENTS DEPT.
DEC 15 2003
SAN FRANCISCO PUBLIC LIBRARY

APPLICATION 2002-1613

APPLICANT: WB 100 CALIFORNIA, LLC c/o LEGACY PARTNERS

PARCEL NO. 0236 017

PARCEL ADDRESS 0100 0000 CALIFORNIA ST,

TOPIC: Decline in Value

CURRENT ASSESSMENT $90,525,000.00 APPLICANT'S OPINION $58,000,000.00

TAXABLE YEAR 2002

APPEAL TYPE: Real Property

ROLL TYPE: REGULAR

12-15-03A11:30 RCVD

DATE POSTED
DEC 10 2003
Assessment Appeals Board

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Thursday, December 18, 2003 T Thursday, December 18, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2002-0877
APPLICANT:	FANG, FLORENCE
PARCEL NO.:	0342 007
PARCEL	0982 0998 MARKET ST,
TOPIC:	Base Year / Change in Ownership
CURRENT ASSESSMENT:	$7,463,000.00
APPLICANT'S	$3,770,000.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Real Property
ROLL TYPE:	BASE YEAR

DOCUMENTS DEPT.
DEC 19 2003
SAN FRANCISCO PUBLIC LIBRARY

3) Hearing, discussion, and possible action involving:

APPLICATION:	2002-0878
APPLICANT:	FANG, FLORENCE
PARCEL NO.:	0342 007
PARCEL	0982 0998 MARKET ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$8,912,260.00
APPLICANT'S	$3,770,000.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

AMENDED
DEC 15 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Thursday, December 18, 2003 T Thursday, December 18, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION:	2002-1613
APPLICANT:	WB 100 CALIFORNIA, LLC c/o LEGACY PARTNERS
PARCEL NO.:	0236 017
PARCEL	0100 0000 CALIFORNIA ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$90,525,000.00
APPLICANT'S	$58,000,000.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

SF
A77
#2
12/18/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Thursday, December 18, 2003 at 9:35 a.m.

Present: Thomas Ramm, Alec Lambie, and Peter Fatooh

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1613	WB 100 California LLC	A.V.Lowered (Assessor)
2002-0878	Florence Fang	A.V.Lowered (Board)

There being no further business, the Board, at the hour of 10:50 a.m., recessed to reconvene Monday, December 22, 2003 at 1:00 p.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Monday, January 5, 2004

DOCUMENTS DEPT.
JAN 12 2004
SAN FRANCISCO
PUBLIC LIBRARY

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

DOCUMENTS DEPT.
DEC 19 2003
SAN FRANCISCO PUBLIC LIBRARY

Agenda

NOTICE OF CLOSED SESSION MEETING

SF
A77
#1
12/22/03
closed

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 1** HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

MONDAY, DECEMBER 22, 2003
1:00 PM

12-19-

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public Comment on any agenda item.

2) **CLOSED SESSION** (Pursuant to Revenue and Taxation Code Section 1605.4)

Review, Discuss, and take possible action on (A) whether or not the following application was timely filed and (B) Deliberate the valuation.

APPLICATION: 2002-1720
APPLICANT: BANK OF AMERICA
PARCEL NO.: 0330 005
PARCEL ADDRESS: 0001 POWELL ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $21,700,000.00. APPLICANT'S OPINION: $9,000,000
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

DATE POSTED
DEC 17 2003
Assessment Appeals Board

3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching its decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall; by mail to Clerk of the Board of Supervisors, #1 Dr. Carlton B. Goodlett Place, Room 244, by phone at 415.554.7724, by fax at 415.554.5163, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a free copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements
Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

SF
A77
#1
12/22/03

Assessment Appeals Board 2 Hearing

Room 406, City Hall

Monday, December 22, 2003 To Monday, December 22, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2002-0368
APPLICANT:	NGUYEN, TRU
PARCEL NO.:	4991 117
PARCEL ADDRESS:	0725 LE CONTE AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$386,061.00
APPLICANT'S OPINION:	$357,000.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

DOCUMENTS DEPT.
DEC 19 2003
SAN FRANCISCO PUBLIC LIBRARY

12-19-03P12:15 RCVD

3) Hearing, discussion, and possible action involving:

APPLICATION:	2002-1301
APPLICANT:	YIPES COMMUNICTIONS, INC.
PARCEL NO.:	2002800117
PARCEL ADDRESS:	,
TOPIC:	
CURRENT ASSESSMENT:	$12,365,025.00
APPLICANT'S OPINION:	$1,438,000.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

DATE POSTED
DEC 17 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION:	2002-1349
APPLICANT:	MAIONCHI, DOMINIC
PARCEL NO.:	0938 016
PARCEL ADDRESS:	2599 0000 LOMBARD ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$3,231,984.00
APPLICANT'S OPINION:	$2,100,000.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2002-1425
APPLICANT:	AARON BROTHERS, INC. #00220
PARCEL NO.:	2002206468
PARCEL ADDRESS:	00005600 00000000 GEARY BLVD,
TOPIC:	
CURRENT ASSESSMENT:	$326,788.00
APPLICANT'S OPINION:	$163,394.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION:	2003-0054
APPLICANT:	MAIONCHI, DOMINIC
PARCEL NO.:	0938 016
PARCEL ADDRESS:	2599 0000 LOMBARD ST,
TOPIC:	
CURRENT ASSESSMENT:	$3,411,692.00
APPLICANT'S OPINION:	$1,900,000.00
TAXABLE YEAR:	2003
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION:	2003-0055
APPLICANT:	CONVENT PERPETUAL ADORATION
PARCEL NO.:	1254 076
PARCEL ADDRESS:	,
TOPIC:	Audit Under R&T Code Section 469
CURRENT ASSESSMENT:	$611,853.00
APPLICANT'S OPINION:	$586,414.00
TAXABLE YEAR:	1999
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE
STATUS:	WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION:	2003-0083
APPLICANT:	CHAN, CHEE WANG
PARCEL NO.:	1581 016A
PARCEL ADDRESS:	0668 0000 39TH AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$546,210.00
APPLICANT'S OPINION:	$400,000.00
TAXABLE YEAR:	2003
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION:	2003-0135
APPLICANT:	TREADWELL & ROLLO, INC
PARCEL NO.:	2003201927
PARCEL ADDRESS:	00000555 00000000 MONTGOMERY ST, 1300
TOPIC:	Audit Under R&T Code Section 469
CURRENT ASSESSMENT:	$677,761.00
APPLICANT'S OPINION:	$330,413.00
TAXABLE YEAR:	2003
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

10) Hearing, discussion, and possible action involving:

APPLICATION:	2003-0136
APPLICANT:	ANNE M PEDRERO TRUST
PARCEL NO.:	0923 020
PARCEL ADDRESS:	3310 0000 BAKER ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$3,608,106.00
APPLICANT'S OPINION:	$2,500,000.00
TAXABLE YEAR:	2003
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION:	2003-0161
APPLICANT:	TRIPLE A MACHINE SHOP, INC.
PARCEL NO.:	4291 015
PARCEL ADDRESS:	,
TOPIC:	Base Year / Change in Ownership
CURRENT ASSESSMENT:	$2,084,377.00
APPLICANT'S OPINION:	$370,544.00
TAXABLE YEAR:	1999
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL
STATUS:	WITHDRAWN

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Monday, December 22, 2003 at 9:30 a.m.

Present: Joseph Tham, John McGary, and Mervin Conlan

Quorum present

Chairperson: John McGary, Presiding

SF
A77
#2
12/22/03

The following listed applicants for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications:

DOCUMENTS DEPT.
MAR 11 2004
SAN FRANCISCO
PUBLIC LIBRARY

Appeal No.	Name	Disposition
2002-1349	Dominic Maionchi	Denied
2003-0054	Dominic Maionchi	Denied
2003-0083	Chee Wang Chan	Denied

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain action, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0368	Tru Nguyen	Withdrawn
2002-1301	Yipes Communictions, Inc.	Postponed
2002-1425	Aaron Brothers, Inc.	Denied (No show)
2003-0055	Convent Perpetual Adoration	Withdrawn
2003-0135	Treadwell & Rollo, Inc.	Withdrawn
2003-0136	Anne M. Pedrero Trust	Postponed
2003-0161	Triple A Machine Shop, Inc.	Withdrawn

There being no further business, the Board, at the hour of 11:10 a.m., recessed to reconvene Thursday, March 4, 2004 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, March 4, 2004

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

DOCUMENTS DEPT.
DEC 19 2003
SAN FRANCISCO
PUBLIC LIBRARY

SF
A77
#1
12/22/03
special

NOTICE OF SPECIAL MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 3** HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

MONDAY, DECEMBER 22, 2003
9:30 A.M.

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public Comment

2) **CLOSED SESSION** (Pursuant to Revenue and Taxation Code Section 1605.4)

Board to meet with legal counsel to review the Boards' findings of fact document.

APPLICATION NUMBERS 88-0144 through 88-0157; 89-0438 through 89-0449 and 89-0451; 90-0464, 90-0465 and 90-0467 through 90-0476; 91-0580 through 91-0592; 92-0726 through 92-0738; 93-6487 through 93-6496; 94-2125 through 94-2137; 94-2570 through 94-2582; 95-1713 through 95-1725; 95-1726 through 95-1738; 96-1949 through 96-1961; 97-0262 through 97-0274; 98-0969 through 98-0980; 99-0568 through 99-0579; 00-0541 through 00-0549; and 01-

DATE POSTED
DEC 18 2003
Assessment Appeals Board

0652 through 02-0660. All applications filed by Robert S. Beach, agent at the time of filing, on behalf of various applicants as listed below:

- St. Francis Square Apts.
- JAE Properties
- Thomas Paine Partners
- Prince Hall Ltd.
- Friendship Village II
- Vista Del Monte
- Buchanan Park Ltd
- Laurel West Ltd.
- Third Baptist Gardens
- Friendship Village I
- Mission Housing Development
- Glenridge Apts. Residents' Council

3) Adjourn

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall; by mail to Clerk of the Board of Supervisors, #1 Dr. Carlton B. Goodlett Place, Room 244, by phone at 415.554.7724, by fax at 415.554.5163, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a free copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

LOBBYIST REGISTRATION AND REPORTING REQUIREMENTS - Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317;Web site www.sfgov.org/ethics.

9393

HOUCHEN
BINDERY LTD
UTICA/OMAHA NE.
2004